



# TOWN OF BARTONVILLE DEVELOPMENT APPLICATION

Application Type (check all applicable):

- ☐ Sketch Plat      ☐ Land Study      ☒ Preliminary      ☐ Final  
☐ Development      ☐ Replat      ☐ Amending Plat

Current Legal Description: 461.421 Acres Situated in the Pinson Wiles Survey Abs #1339, & A.M. Feltus Survey, Abs#1595, Denton Co., Texas

Proposed Subdivision Name: High Plains at Furst Ranch      ☐ In Town Limits      ☒ In ETJ

Current Zoning: ETJ      Concurrent Zoning Change Req.? ☐ Yes (zoning change request attached) ☒ No

Proposed Zoning (if applicable): N/A      No. Proposed Lots: 34 1104 Residential Lots  
Non-Residential Lots      Total Acres: 461.421

Seeking Waiver/Suspension: ☐ Yes      ☒ No      If yes, please submit required information pursuant to Sec. 1.11 of Ordinance No. 336-03

Owner: ARROYO CAP V-1, LLC      Phone: 949-272-1170

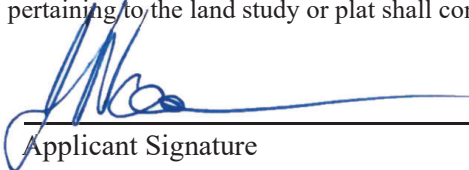
Address: 18575 Jamboree Road, Suite 350, Irvine, CA 92612

**Please Note: If applicant is different from current owner a notarized statement, authorizing the applicant to act as owner's agent, must accompany this application along with submittal fees in accordance with the Town's adopted Fee schedule**

Applicant: GMcivil/Jason Weaver P.E.      Phone: 817-329-4373

Address: 2559 SW Grapevine Pkwy, Grapevine, TX 76051      Fax: \_\_\_\_\_

I understand that it is unlawful for any person to knowingly or willfully misrepresent, or fail to include, any information required by the Development Ordinance on this application. I further understand that misrepresentation, or deliberate omission, of facts pertaining to the land study or plat shall constitute grounds for denial of the land study or plat.

  
Applicant Signature

07/28/2025  
Date

Office Use Only:	Fee Pd: _____	Check # _____	Date: _____
Schedule:	DRC: _____	P&Z: _____	TC: _____
Zoning Change? <input type="checkbox"/> Y <input type="checkbox"/> N	From _____ to _____	Publish Date: _____	Hearing Date: _____
<input type="checkbox"/> Street Construction	<input type="checkbox"/> Public Improvements	<input type="checkbox"/> Easements	<input type="checkbox"/> Simultaneous Submit
Hearing Req? <input type="checkbox"/> Y <input type="checkbox"/> N	Tax Certificate? <input type="checkbox"/> Y <input type="checkbox"/> N		
Disbursement: <input type="checkbox"/> Gas Co.	<input type="checkbox"/> Town Engineer/Planner	<input type="checkbox"/> Town Attorney	<input type="checkbox"/> DRC Members
<input type="checkbox"/> Elec Co.	<input type="checkbox"/> Cable Co.	<input type="checkbox"/> Fire Chief	<input type="checkbox"/> Water Supply



## NOTARY FORM Town of Bartonville

THE FOLLOWING IS TO BE COMPLETED ONLY IF A PERSON OTHER THAN THE OWNER IS MAKING THIS APPLICATION.

Dated: 07/28/2025

I, Jeffrey B. Brouelette/ARROYO CAP V-1, LLC, owner of the Property located at High Plains at Furst Ranch do hereby certify that I have given my permission to Jason Weaver, P.E. / GMcivil, to make an application (check one) on my behalf.

- ☐ Sketch Plat
- ☐ Development
- ☐ Land Study
- ☐ Replat
- ☒ Preliminary
- ☐ Amending Plat
- ☒ Final Plat

Jeffrey B. Brouelette/ARROYO CAP V-1, LLC  
Print Name

Jeffrey B. Brouelette  
Signature of Owner

18575 Jamboree Road Suite 350, Irvine, CA 92612 949-272-1170  
Address Phone No.

State of California §  
County of Orange §

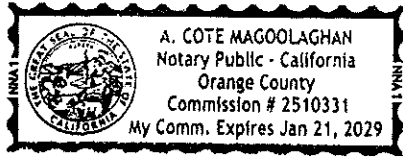
Before me, A. Cote Magoolaghan, a Notary Public in and for said County and State, on this day personally appeared Jeffrey B. Brouelette known to me to be the person whose name is subscribed to the foregoing certificate, and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 29th day of July, 2025.

Ali G...

Notary Public's Signature

(Seal)





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Current Zoning: ETJ                      Concurrent Zoning Change Req.? ☐ Yes (zoning change request attached) ☒ No

Proposed Zoning (if applicable): N/A                      No. Proposed Lots: 34 Non-Residential Lots                      Total Acres: 461.421

Seeking Waiver/Suspension: ☐ Yes    ☒ No    If yes, please submit required information pursuant to Sec. 1.11 of Ordinance No. 336-03

Owner: Old WR Ranch I Hacker, LP                      Phone: 972-982-8250

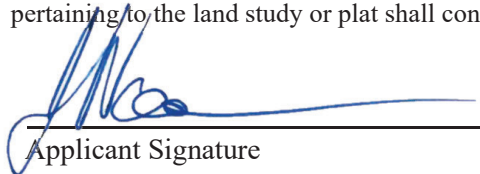
Address: 2591 Lakeside Parkway, Suite 100, Flower Mound, TX 75022

**Please Note: If applicant is different from current owner a notarized statement, authorizing the applicant to act as owner's agent, must accompany this application along with submittal fees in accordance with the Town's adopted Fee schedule**

Applicant: GMcivil/Jason Weaver P.E.                      Phone: 817-329-4373

Address: 2559 SW Grapevine Pkwy, Grapevine, TX 76051                      Fax: \_\_\_\_\_

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Hearing Req? <input type="checkbox"/> Y <input type="checkbox"/> N	Tax Certificate? <input type="checkbox"/> Y <input type="checkbox"/> N		
Disbursement: <input type="checkbox"/> Gas Co.	<input type="checkbox"/> Town Engineer/Planner	<input type="checkbox"/> Town Attorney	<input type="checkbox"/> DRC Members
<input type="checkbox"/> Elec Co.	<input type="checkbox"/> Cable Co.	<input type="checkbox"/> Fire Chief	<input type="checkbox"/> Water Supply



## NOTARY FORM Town of Bartonville

THE FOLLOWING IS TO BE COMPLETED ONLY IF A PERSON OTHER THAN THE OWNER IS MAKING THIS APPLICATION.

Dated: 07/28/2025

I, Robert S. Furst, VP of owner, Old WR Ranch I Hacker, LP owner of the Property located at High Plains at Furst Ranch do hereby certify that I have given my permission to Jason Weaver, P.E. / GMcivil, to make an application (check one) on my behalf.

- ☐ Sketch Plat
- ☐ Development
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- ☐ Replat
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- ☐ Amending Plat
- ☐ Final Plat

Robert S. Furst, VP of owner, Old WR Ranch I Hacker, LP  
Print Name

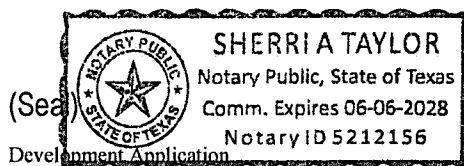
*Robert S Furst*  
Signature of Owner

2591 Lakeside Parkway, Suite 100, Flower Mound, TX 75022 972-982-8250  
Address Phone No.

State of Texas §  
County of Tarrant §

Before me, Sherri A Taylor, a Notary Public in and for said County and State, on this day personally appeared Robert S Furst known to me to be the person whose name is subscribed to the foregoing certificate, and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 4th day of August, 2025



*Sherri A Taylor*  
Notary Public's Signature



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34 Non-Residential Lots

Seeking Waiver/Suspension: ☐ Yes    ☒ No    If yes, please submit required information pursuant to Sec. 1.11 of Ordinance No. 336-03

Owner: Spur Furst Ranch Development, L.P.                      Phone: 941-388-0707

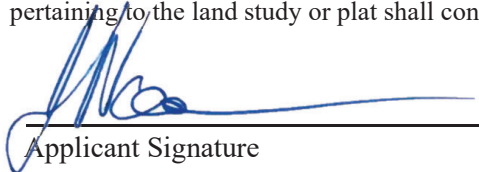
Address: 8433 Enterprise Circle, Suite 100, Lakewood Ranch, FL 34202

**Please Note: If applicant is different from current owner a notarized statement, authorizing the applicant to act as owner's agent, must accompany this application along with submittal fees in accordance with the Town's adopted Fee schedule**

Applicant: GMcivil/Jason Weaver P.E.                      Phone: 817-329-4373

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