

## Exhibit A



# TOWN OF BARTONVILLE DEVELOPMENT APPLICATION

Application Type (check all applicable):

- Sketch Plat                       Land Study                       Preliminary                       Final  
 Development                       Replat                       Amending Plat

Current Legal Description: Lots 1R & 2R-1, Block A, Rice Ranch Addition

Proposed Subdivision Name: Rice Ranch Addition                       In Town Limits     In ETJ

Current Zoning: RE-2                      Concurrent Zoning Change Req.?     Yes (zoning change request attached)     No

Proposed Zoning (if applicable): N/A                      No. Proposed Lots: 5                      Total Acres: 32.029

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

Owner: Philip R. & Martha S. Rice                      Phone: 214.205.2699

Address: 1086 Broome Rd, Bartonville, TX 76226

*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: Philip Rice                      Phone: 214-205-2699

Address: 1086 Broome Rd, Bartonville, Tx 76226                      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.

Philip R. Rice                      2/28/25  
Applicant Signature                      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		



MCADAMS

4400 State Highway 121  
Suite 800  
Lewisville, TX 75056  
972. 436. 9712

SPEC23572

May 5, 2025

Shannon Montgomery  
Town Secretary  
Town of Bartonville  
1941 E Jeter Road  
Bartonville, Tx 76226

**RE: Rice Ranch Addition – Preliminary Plat Application**

Dear Shannon:

Please accept this letter, on behalf of our client, as an explanation of the proposed application. We are submitting, for review and approval, a Preliminary Plat Application and Replat Application for the Rice Ranch Addition. The property is located at 1086 Broome Road, in the Town of Bartonville, and is currently platted as Lot 1R, Block A, and Lot 2R-1, Block A, Rice Ranch Addition. There are no proposed changes or additions to utilities or drainage plans as the property is serviced with water from Porter Road and drains to existing Ponds per the original drainage plan for the Barrington Hills construction plans, attached as part of this submittal.

We appreciate your consideration of this application. Please feel free to contact me if you have any questions or comments regarding this submittal.

Sincerely,

McAdams

W. Thad Murley III | Director, Geomatics  
[tmurley@mcadamsco.com](mailto:tmurley@mcadamsco.com) | 972. 436. 9712

**PROCEDURES:**

Please see the attached submittal schedule. The Town strictly adheres to this schedule due to legal requirements; **no exceptions will be made.**

1. Submit sketch plat for staff review and Development Review Committee (DRC), if necessary.
2. Submit Land Study for DRC if one of the following circumstances exists:
  - a. Any tract of land over fifty (50) acres in size, or for a smaller tract, where the land is part of a larger parcel over fifty (50) acres in size, which is ultimately to be developed under the Town's Development Ordinance.
  - b. In conjunction with a development plat; or
  - c. In any case where a road is to be established or realigned.
3. Submit Preliminary Plat, including utility plans, tax certificate, and related documents (a final plat may be submitted concurrently, but must include all required information).
  - a. DRC Meeting on Preliminary Plat, if needed.
  - b. P&Z Meeting on Preliminary Plat
  - c. Council Meeting on Preliminary Plat
4. Submit Final Plat, engineering and construction plans and related documents.
  - a. DRC Meeting on Final Plat, if needed.
  - b. P&Z Meeting on Final Plat
  - c. Council Meeting on Final Plat (If Infrastructure is to be constructed)
5. Submit approved Final Plat for filing, along with necessary filing fees.

**SUBMITTAL REQUIREMENTS:**

Sketch Plat -	If a DRC meeting is required, Copies can be submitted electronically.
Land Study -	Prepared by a qualified civil engineer, land planner, architect, or surveyor; Please submit all copies electronically.
Preliminary Plat, Final Plat, Development Plat, Replat, Amending Plat -	DRC – Please submit Electronically P&Z - Please submit all copies electronically. Council -Please submit all copies electronically.
Filing Requirements -	1 copy measuring 18" X 24" Filing Fees in the form of a business check make payable to the Denton County Clerk’s Office. A call to the Clerk’s office at 940.349.2000, will confirm the fee amount.



