



# Planning and Zoning Commission

## Planning Department Staff Report

**Planning and Zoning Commission Meeting:**

November 22, 2022

**Project No:**

SUB2022-0022

**Project Planner:**

Tory Carpenter, AICP - Senior Planner

### Item Details

**Project Name:**

Ariza Multifamily Final Plat

**Property Location:**

13900 W US 290

**Legal Description:**

19.16 acre tract out of the E. B. Hargraves and Hermon Benson surveys

**Applicant:**

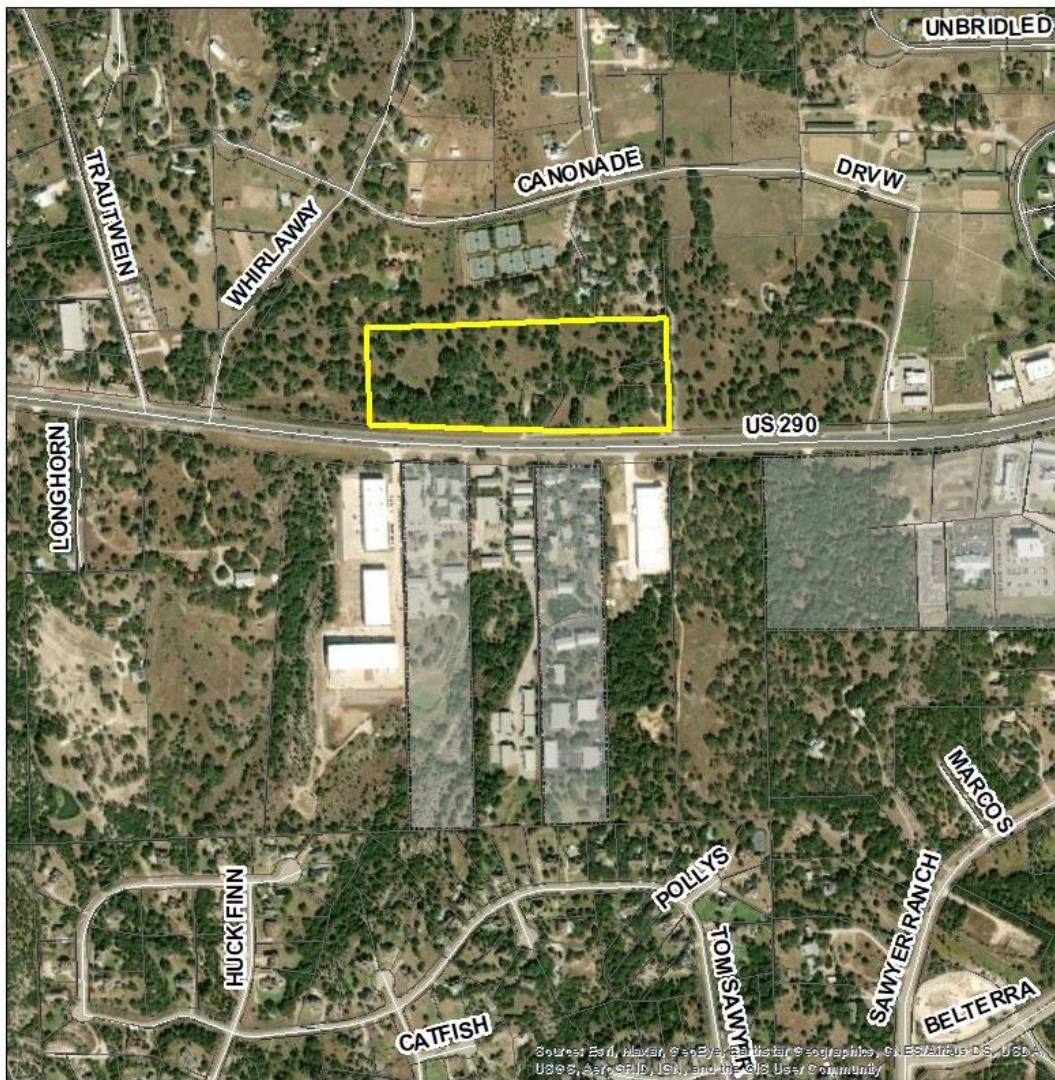
Katie Steward, P.E. Pape Dawson Engineers

**Property Owner:**

Dustin Lindig, Henna Investments, LLC

**Staff recommendation:**

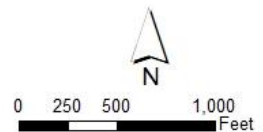
Denial of the Final Plat to address comments.



### Location Map

*Ariza Multifamily Preliminary Plat*

- Roads
- Parcel Lines
- City Limits**
- Full Purpose



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## Overview

This final plat consists of one multifamily lot served by a private wastewater treatment plant.

## Site Information

**Location:** Thurman 13900 W US 290

**Zoning Designation:** ETJ

## Property History

A moratorium waiver was approved for this project on March 8, 2022 and the preliminary plat was approved may 24, 2022.

## Recommendation

Denial to allow the applicant to address comments.

## Attachments

Exhibit 1 – Subdivision Application

Exhibit 2 – Final Plat

Exhibit 3 – Outstanding Comments

Recommended Action	Denial of the Plat
Alternatives/Options	N/A
Budget/Financial impact	N/A
Public comments	No comments have been received at the time of the report.
Enforcement Issues	N/A
Comprehensive Plan Element	N/A