

Development Application



- | | |
|--|--|
| <input type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Minor Plat |
| <input checked="" type="checkbox"/> Final Plat | <input type="checkbox"/> Amended Plat |
| <input type="checkbox"/> Site Plan - New or Amended | <input type="checkbox"/> Replat |
| <input type="checkbox"/> Concept Plan - New or Amended | <input type="checkbox"/> Tentative Dev. Plan |
| <input type="checkbox"/> Landscape Plan/Tree Survey | |
| <input type="checkbox"/> Building Elevations | |

CITY OF HUTCHINS

321 N. Main
Hutchins, Texas 75141
(972) 225-6121

File # 14-12

PROPERTY INFORMATION

Address/Location: 1400 Trout Rd.	Existing Use: Vacant / Abandoned Residential
Lot(s): 1 Block: 1	Current Zoning: N/A

Name: Drew Lonigro	Company: Hanna Surveying and Engineering
Mailing Address: 1380 U.S. 287 Frontage Rd., Ste. 101	
City: Mansfield	State: Texas Zip: 76063
Phone: (918) 859-7241	Fax: Email: drew@hanna-se.com

OWNER INFORMATION

Name: AMIT JAYMINKUMAR PATEL	Company: SPAT HUTCHINS LLC
Mailing Address: 539 W. COMMERCE ST #168	
City: DALLAS	State: TX Zip: 75208
Phone: 214-713-7923	Fax: Email: INFO@SPATCAPITAL.COM

Applications must be complete and have all supporting documents turned in no later than 2:00 pm on submittal day.

DEVELOPMENT APPLICATION SUBMITTAL REQUIREMENTS

(Check those that apply)

(See Fee Schedule For All Amounts)

- | | |
|---|--|
| <input checked="" type="checkbox"/> CD of electronic version (pdf) of proposed plans (required) | <input type="checkbox"/> Tentative Dev. Plan - 24" x 36", 4 copies |
| <input checked="" type="checkbox"/> Submittal Checklist | <input type="checkbox"/> Building Elevations - 24" x 36", 4 copies |
| <input type="checkbox"/> Preliminary Plat - 24" x 36", 9 copies | <input type="checkbox"/> Photometric/Lighting Plan - 24" x 36", 4 copies |
| <input checked="" type="checkbox"/> Final Plat - 24" x 36", 9 copies | <input checked="" type="checkbox"/> Civil Engineering Plans - 24" x 36", 3 rolled sets |
| <input type="checkbox"/> Amended Plat - 24" x 36", 9 copies | <input type="checkbox"/> Site Plan - 24" x 36", 4 copies |
| <input type="checkbox"/> Minor Plat - 24" x 36", 9 copies | <input checked="" type="checkbox"/> Signed Application (required) |
| <input type="checkbox"/> Replat - 24" x 36", 9 copies | <input type="checkbox"/> Total Fee: _____ |
| <input type="checkbox"/> Landscape/Tree Survey Plan - 24" x 36", 4 copies | |
| <input checked="" type="checkbox"/> Plats only - Legal Description and Tax Certificate | |

REQUIRED SUBMITTAL DOCUMENTS

Please refer to the Hutchins Zoning Ordinance and submittal checklist for all required submittal documents.

YES	NO	DESCRIPTION
<input checked="" type="checkbox"/>	<input type="checkbox"/>	FOUR 24" x 36" hard copies of each proposed plan for City Staff review.
<input checked="" type="checkbox"/>	<input type="checkbox"/>	THREE rolled sets of civil engineering plans if required for City Staff review
<input checked="" type="checkbox"/>	<input type="checkbox"/>	CD of electronic version (pdf) of proposed plans.

Failure to submit the applicable documents described above with the application will result in an automatic staff recommendation for DENIAL of application to the Planning and Zoning Commission and City Council.

APPLICANT AUTHORIZATION:

- ☐ I will represent the application myself; or
- ☒ I authorize Drew Lonigro (name of applicant) to represent this application on my behalf. The named applicant shall be the principal person for responding to all requests and to attend all meetings.

Per City Policy, platting applications are only accepted on the final Monday of each month, in order to ensure compliance with state regulations. If that day falls on a holiday, then it will be accepted the next business day. For more info visit www.cityofhutchins.org and select the Planning and Zoning Department tab.

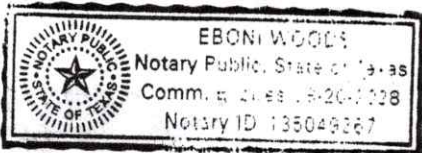
Owner's Signature: [Signature] Date: 10/28/24

STATE OF TEXAS

COUNTY OF: Dallas

BEFORE ME, a Notary Public, on this day personally appeared Heran Jayminkumar the above signed, who, under oath, stated the following: "I hereby certify that I am the owner or authorized corporate representative for the purposes of this application; that all information submitted herein is true and accurate."

Subscribed and sworn to before me this 28th day of October, 20 24.



[Signature]
Notary Public in and for the State of Texas

This application is not considered accepted by the City until the Building Official or his designee has signed below.

CITY OF HUTCHINS:

Acknowledged By: [Signature] Date: 10/28/24

