



# Application for Planning Board Review

(Required for all commercial / mixed use / residential more than 4 units ORD 42-159)

APPLICATION DATE: 4/17/2024

TO: PLANNING BOARD

FROM: Donny Shellenbarger PHONE: \_\_\_\_\_

SUBJECT: Speedy Stop 124 - Planning Board Concept Plan Review

ADDRESS: 1019 Hwy 35, Port Lavaca

**SUMMARY DESCRIPTION:**

Request meeting with planning board to review new convenience store and carwash layout before we proceed to full site design and engineering

**LAND USE MAP:** This area is shown as Commercial on the Future Land Use Map.

**FLOOD ELEVATION:** N/A **BASE ELEVATION STRUCTURE:** N/A

**IS IT ON TXDOT HWY** Yes / No (If so coordinate access & drainage with TXDOT)

**PARKING ORD 48-106 & 48-107:** Meets and exceeds all requirements

**INCLUDE THE FOLLOWING:**

- IP  Copy of plat -> We have engaged Civil Corp for site civil engineering, and will be platting this site in process
- Conceptual plan with location of existing/new structures, parking, setbacks, drainage etc.
- Number of units proposed
- Location of city water/sewer (Owner pays for service extension over 35' if no meter on property)
- Location Fire Hydrant (hydrant within 250ft of property)