



## PLANNING

**To:** Planning & Zoning Commission **Item No. 3d**  
**From:** Suzanne Porter, AICP, Planning Manager  
**Through:** David Hoover, AICP, Director of Development Services  
**Re:** Final Plat of Hunter Gateway Centre, Block A, Lot 1  
**Meeting:** December 3, 2024

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**Agenda Item:**

Consider and act upon a request for a Final Plat of Hunter Gateway Centre, Block A, Lot 1, on 2.0± acres, located on the southeast corner of La Cima Boulevard and Richland Boulevard. (DEVAPP-23-0012)

**This item must be removed from the table.**

**History:**

This item was tabled at the November 19, 2024, Planning & Zoning Commission meeting.

**Future Land Use Plan:**

The Future Land Use Plan designates this area as US Highway 380 District.

**Zoning:**

The property is zoned Planned Development-2 (Corridor District).

**Conformance:**

The Final Plat conforms to the development standards of Planned Development-2.

**Description of Agenda Item:**

The purpose of this Final Plat is to combine two lots (Lots 1 and 6) into one lot (Lot 1) and dedicate and abandon easements for the development of a car wash.

**Companion Item:**

As a companion item, the Site Plan (DEVAPP-23-0008) is on this Planning & Zoning Commission agenda.

**Attached Documents:**

1. Location Map
2. Final Plat

**Town Staff Recommendation:**

Town Staff recommends approval of the Final Plat.