



## PLANNING

**To:** Planning and Zoning Commission **Item No. 3I**

**From:** Jerron Hicks, Planner

**Through:** David Hoover, AICP, Director of Development Services

**Cc:** Suzanne Porter, AICP, Planning Manager

**Re:** Final Plat of Teel 380 Addition, Block A, Lot 8

**Meeting:** July 7, 2026

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**Agenda Item:**

Consider and act upon a request for a Final Plat of Teel 380 Addition, Block A, Lot 8, on 5.6± acres, located 300± feet north of University Drive and 865± feet west of Teel Parkway, zoned Planned Development-40. (DEVAPP-26-0034)

**Future Land Use Plan:**

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

**Zoning:**

The property is zoned Planned Development-40 (Mixed-Use).

**Conformance:**

The Final Plat conforms to the development standards of Planned Development-40.

**Description of Agenda Item:**

The purpose of this Final Plat is to dedicate easements necessary for the development of a restaurant/retail building.

**Companion Item:**

As a companion item, a Site Plan (DEVAPP-26-0033) is on this Planning and Zoning Commission agenda.

**Attachments:**

1. Location Map
2. Final Plat

**Town Staff Recommendation:**

Town Staff recommends approval of the Final Plat.