



PLANNING

To: Planning & Zoning Commission

From: Jerron Hicks, Planner

Through: David Hoover, AICP, Director of Development Services

Cc: Suzanne Porter, AICP, Planning Manager

Re: Site Plan for Parvin Park, Block A, Lots 1 and 2

Meeting: October 7, 2025

Item No. 3d

Agenda Item:

Consider and act upon a request for Site Plan of a Town Park on Parvin Park, Block A, Lots 1 and 2, on 2.5± acres, located on the northwest corner of Parvin Street and Broadway Street. (DEVAPP-25-0062)

Future Land Use Plan:

The Future Land Use Plan designates this area as Parks.

Zoning:

The property is zoned Single Family-15.

Conformance:

The Site Plan conforms to the development standards of Single Family-15.

Description of Agenda Item:

The Site Plan consists of an existing 2.5± acre public park with proposed improvements to the amenities. Improvements include a loop trail, picnic facilities, park furnishings, and the addition of a playground.

Access:

Access is provided from Broadway Street, Church Street, and Parvin Street.

Landscaping, Open Space, and Screening:

The proposed development complies with all landscaping, open space, and screening requirements.

Companion Item:

As a companion item, the Final Plat (DEVAPP-25-0063) is on this Planning & Zoning Commission agenda.

Attachments:

1. Location Map
2. Site Plan

Town Staff Recommendation:

Town Staff recommends approval of the Site Plan.