



## CITY COUNCIL COMMUNICATION

**DATE:** April 07, 2025

**FROM:** Ramie Hammonds, Development Services Director

**AGENDA ITEM:** Consideration and possible action on a Minor Plat of Rising Star Corner Addition, being approximately 1.466 ares of land described as A1241A TIERWESTER, TR 71 within the City of Sanger, generally located on the north west corner of Duck Creek Rd and Rising Star Ln.

**SUMMARY:**

- The applicant proposes to create 1 single-family lot.
- The lot will be used to build a single-family home.
- The lot sits almost entirely within the floodplain.
- The lot has frontage along Duck Creek Rd and Rising Star Ln.
- The site will be served City of Sanger Water and Sewer and by CoServ Electric.
- The Planning & Zoning Commission recommended approval with the condition all comments were satisfied prior to City Council approval.

**FISCAL INFORMATION:**

Budgeted: N/A

Amount: N/A

GL Account: N/A

**RECOMMENDED MOTION OR ACTION:**

Staff recommends DENIAL on the condition all comments have not been satisfied.

**ATTACHMENTS:**

Location Map  
Minor Plat  
Application  
Letter of Intent  
Planning Comments  
Engineering Comments  
LOMR Submission