



PLANNING & ZONING COMMISSION COMMUNICATION

DATE: July 10, 2023

FROM: Ramie Hammonds, Development Services Director

AGENDA ITEM: Consideration and possible action on a Preliminary Plat of lots 1-12 Block A, Lots 1-7 Block B, Block C, and Open space lot 5x, 8x, 13x of Lakeside Estates Addition, being 68.028 acres, located in the City of Sanger's ETJ, and generally located on the north side of McReynolds Road approximately 120 feet north east of the intersection of McReynolds Road and FM 455.

SUMMARY:

- The applicant is proposing to create 23 single-family lots and 3 open-space lots.
- The lots will range in size from 2.0 acres to 3.08 acres.
- The properties will be served with on-site septic and a well for water.
- There is one existing house currently located on the site.
- The property is located in the City of Sanger ETJ.

FISCAL INFORMATION:

Budgeted: N/A

Amount: N/A

GL Account: N/A

RECOMMENDED MOTION OR ACTION:

Staff recommends APPROVAL with the condition all comments are satisfied prior to City Council approval.

ATTACHMENTS:

Location Map
Preliminary Plat
Application
Letter of Intent
Planning review comments
Denton County comments