



## PLANNING & ZONING COMMISSION COMMUNICATION

**DATE:** January 9, 2023

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

**AGENDA ITEM:** Consideration and possible action on the Final Plat of the Sanger Storage Addition, being 9.325 acres, located in the City of Sanger, and generally located on the west side of Stemmons Road approximately 192 feet south of Duck Creek Road.

### **SUMMARY:**

- The applicant is proposing to create 1 industrial lot from one unplatted tract.
- This site is located on the west side of Stemmons Road approximately 192 feet south of Duck Creek Road.
- The property is zoned Industrial 1 (I-1).
- Storage is an allowed use in the I-1 zoning district.
- TxDOT has taken the front part of the site, and the applicant will need to relocate the office building.
- The property is serviced by Sanger Water, Sewer, and Electric.
- The property is located in the City of Sanger.
- The plat conforms to the City of Sanger subdivision ordinance.

### **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  
Final Plat  
Application  
Letter of Intent  
Planning Comments