



January 15, 2025

City of Sanger
Development Services
502 Elm Street
Sanger, TX 76266

**RE: Chapman Crossing – Final Plat
1st Submittal**

Development Services:

Malouf Interests, Inc. having an address of 4143 Maple Avenue, Suite 325 in Dallas, TX, is the owner of property located south of Belz Road and west of Interstate 35. The subject property is a part of the planned development zoning approved on December 19, 2022.

Chapman Crossing is a 68.209-acre residential development consisting of 296 residential lots and 10 private/HOA owned and maintained open space lots. The lot mix will include 200 – 40' wide lots, 84 – 50' wide lots, and 12 – 70' wide lots which is consistent with the approved planned development ordinance, Ordinance #12-32-22. Enclose are the following:

- Application Form (Signed by Owner)
- Application Plat Checklist
- Final Plat
- Civil Engineering Construction Drawings
- Landscape Construction Drawings
- Drainage Study

Mycoskie & Associates, Inc. will be the designated point of contact for this application. We respectfully request the review and approval of the submitted final plat application by the Planning and Zoning Commission and City Council. Please contact us directly should you require additional information or have questions.

Sincerely,

Andrea Taylor, PE
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