



PLANNING & ZONING COMMISSION COMMUNICATION

DATE: April 13, 2026

FROM: Ramie Hammonds, Development Services Director

AGENDA ITEM: Consideration and possible action on a request for a replat of Sanger Circle Phase 7, Blk O, Lot 4, and 0.628 acres and from A0029A R. BEBEE, TR 74 being approximately 2.475 total acres of land within the City of Sanger, generally located on the east side of Thistle Drive.

SUMMARY:

- This development is located in the City of Sanger.
- The replat will take one open space lot and combine it with an additional 0.628 acres to create 10 new residential lots.
- The lot will have access from Thistle Dr.
- The plat meets all of the zoning regulations.
- Staff mailed 46 notices and at the time of this report has received 1 response in favor.

FISCAL INFORMATION:

N/A

RECOMMENDED MOTION OR ACTION:

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

ATTACHMENTS:

Location Map
Replat
Application
Planning Comments
Engineering Comments
Response Form 1 – In Favor