



CITY COUNCIL COMMUNICATION

DATE: November 18, 2024

FROM: Ramie Hammonds, Director of Development Services

AGENDA ITEM: Consideration and possible action on the Final Plat of Duck Creek Ridge, being 1.010 acres, located in the City of Sanger, and generally located on the south side of Duck Creek Road at the intersection of Duck Creek Road and Mesa Drive

SUMMARY:

- The applicant is proposing to create 4 single-family lots from 1 unplatted tract.
- This site is located on the south side of Duck Creek Road.
- The applicant was granted a variance of 6 inches to the east side-yard setback from the Zoning Board of Adjustments for the existing house facing Duck Creek Road.
- The property is zoned SF-10 and with the variance granted meets all of the zoning requirements.
- There are one existing house on the site.
- The other house that was on site was moved.
- This development is located in the City of Sanger.
- The property will be served by City of Sanger Water, Sewer and CoServ Electric.
- Planning & Zoning recommended approval on 1-8-2024.

FISCAL INFORMATION:

Budgeted: N/A Amount: N/A GL Account: N/A

RECOMMENDED MOTION OR ACTION:

Staff recommends APPROVAL.

ATTACHMENTS:

Location Map
Application
Letter of Intent
Final Plat