



## PLANNING & ZONING AGENDA ITEM BRIEFING SHEET

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| <b>Council Date:</b><br>July 18, 2023 | <b>Department:</b><br>Planning & Development | <b>Presented By:</b><br>Toni Fisher |
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### **AGENDA ITEM:**

**Consideration & Action: Preliminary Plat for Lots 1-4, Block 1, Broadway Business Park Addition, being 8.046 acres, McKinney & Williams Survey, Abstract No. 954, in the Extraterritorial Jurisdiction of the City of Willow Park, Parker County, Texas.**

### **BACKGROUND:**

Applicant and surveyor, James Stevens, along with the property owner, RBRS Ventures, LLC, proposes to plat 8.046 acres, located north of East Bankhead Highway, McKinney & Williams Survey, Abstract No. 954, from one parcel into Lots 1 through 4. This subdivision is within the City's extraterritorial jurisdiction, and therefore, required to be submitted to the City for plat approval (*Subd. Ord. Sec. 10.02.001*).

The preliminary plat has been reviewed by City Staff, whose corrections are attached. The plat states that all lots will have private sewer and water; the "50' Road Easement" allows all lots access to East Bankhead Highway, a public street.

### **STAFF/BOARD/COMMISSION RECOMMENDATION:**

City Staff recommends acceptance of Preliminary Plat with the condition that all corrections are addressed satisfactorily per City Ordinance

### **EXHIBITS:**

- Plat Application
- Preliminary Plat – Lots 1-4, Broadway Business Park Addition
- Staff Corrections
- Preliminary Plat Checklist
- Access Easement Agreement
- Aerial photo of site

### **RECOMMENDED MOTION:**

**Approval of the subject Preliminary Plat with conditions, as presented.**