



Wylie City Council

AGENDA REPORT

Department: Planning
Prepared By: Jasen Haskins, AICP

Account Code: _____

Subject

Consider, and act upon, a Final Plat for Jacobs Addition Lots 1R-3-1, 1R-3-2, 1R-3-3, Block B, being a replat of Jacobs Addition Lot 1R-3, Block B, to establish three commercial lots on 4.728 acres, property located at 3010 FM 544.

Recommendation

Motion to approve Item as presented.

Discussion

OWNER: Lidl US Operations, LLC

APPLICANT: Spooner Surveyors

The applicant is proposing to subdivide Lot 1R-3, Block B of Jacobs Addition into three lots. The property is located at 3010 FM 544 and is zoned within the Commercial Corridor district. The property was rezoned CC in May 2021, from a Planned Development that never developed.

The purpose of the re-plat is to create three commercial lots and realign fire lane, access, and utility easements from the above referenced PD.

A site plan for a grocery store use on Lot 1R-3-2 was approved by the Planning and Zoning Commission on June 15, 2021.

Approval is subject to additions and alterations as required by the City Engineering Department.

For conditional approval or disapproval City Council must provide a written statement of the reasons to the applicant in accordance with Article 212, Section 212.0091 of the Texas Local Gov't Code.

P&Z Commission Discussion

The Commission voted 4-0 to recommend approval.