



Wylie Planning & Zoning Commission

AGENDA REPORT

Department: Planning
Prepared By: Kevin Molina

Item Number: H

Subject

Consider, and act upon a recommendation to City Council regarding a Final Plat of Lot 2R of Wyndham Estates Phase III, being a Replat of Lot 2, 3 & 4 of Wyndham Estates Phase III, establishing one industrial lot on 2.68 acres, located on the northeast corner of Eubanks Lane and Squire Drive.

Recommendation

Motion to recommend **approval** as presented.

Discussion

OWNER: Wylie Economic Development Corporation

APPLICANT: Eagle Surveying

The applicant has submitted a Replat to combine Lot 2, 3 & 4 of Wyndham Estates Phase III into Lot 2R of Wyndham Estates Phase III. The property is located on the northeast corner of Eubanks Lane and Squire Drive and is zoned Light Industrial.

The purpose of the replat is to create one lot out of three existing lots and allow for the development of two office/ warehouse buildings. The site plan for the development is on the agenda.

The plat dedicates the necessary rights-of-way, utility easements and provides access easements from Eubanks Lane and Squire Drive.

The plat is technically correct and abides by all aspects of the City of Wylie Subdivision Regulations. Approval is subject to additions and alterations as required by the City Engineering Department.

The Planning and Zoning Commission must provide a written statement of the reasons for conditional approval or disapproval to the applicant in accordance with Article 212, Section 212.0091 of the Texas Local Government Code.