



Wylie City Council

AGENDA REPORT

Department: Planning
Prepared By: Jasen Haskins, AICP

Account Code: _____

Subject

Consider, and act upon, a final plat, being a replat of Lot 2 Block A of the Holiday Express Wylie Addition, establishing two commercial lots on 2.988 acres, generally located on the southwest corner of FM 544 and Sanden Boulevard.

Recommendation

Motion to approve a final plat, being a replat of Lot 2 Block A of the Holiday Express Wylie Addition, establishing two commercial lots on 2.988 acres, generally located on the southwest corner of FM 544 and Sanden Boulevard.

Discussion

OWNER: Parker/Scholz Properties LTD

APPLICANT: R.C. Myers Surveying, LLC

The applicant is proposing to subdivide one existing commercial lot into two lots on 2.988 acres. The property is zoned in Planned Development 2021-03 and allows for commercial uses.

The purpose of the replat is to create two lots that each measure approximately 1.5 acres. The purpose of the replat is to subdivide the property for marketing purposes. No development plans for either site have been submitted.

Any development on each newly created lot will require the approval of an amended plat for fire, access, and utility easements, in addition to an approved site plan.

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.

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 6-0 to recommend approval.