



# City of Denton

City Hall  
215 E. McKinney Street  
Denton, Texas  
www.cityofdenton.com

## AGENDA INFORMATION SHEET

**DEPARTMENT:** Department of Development Services

**CM:** Todd Hileman

**DATE:** March 21, 2018

### **SUBJECT**

Consider a request by Jacobs Engineering Group representing Bloomfield Homes L.P. for approval of a Final Plat of Country Lakes North, Phase 7. The approximately 23 acre site is generally located at the northwest corner of the intersection of John Paine Road and Texoma Lane, in Denton, Texas. (FP17-0029, Country Lakes North, Ph. 7, Cindy Jackson).

### **BACKGROUND**

The property is part of Planned Development 174 (PD-174). The purpose of this final plat is to create 100 single family residential lots with three common area lots. Of the 1272 lots approved with the Country Lakes North preliminary plat, a total of 323 lots will remain unplatted with the approval of Phase 7.

### **OPTIONS**

1. Approve as submitted.
2. Approve subject to conditions.
3. Table item.

### **RECOMMENDATION**

The Development Review Committee recommends approval of this request, as it meets the established requirements.

### **PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

A preliminary plat (PP13-0005) was approved for this property on August 17, 2013. This preliminary plat is not considered to be expired. The phasing of the plat is tied to the PD (PD-174) and the PD has no time limitations regarding the timing of development.

### **STRATEGIC PLAN RELATIONSHIP**

The City of Denton's Strategic Plan is an action-oriented road map that will help the City achieve its vision. The foundation for the plan is the five long-term Key Focus Areas (KFA): Organizational Excellence; Public Infrastructure; Economic Development; Safe, Livable, and Family-Friendly Community; and Sustainability and Environmental Stewardship. While individual items may support multiple KFAs, this specific City Council agenda item contributes most directly to the following KFA and goal:

**Related Key Focus Area:** Public Infrastructure

**Related Goal:** 2.1 Continuously improve the quality of City roadways

**EXHIBITS**

1. Agenda Information Sheet
2. Final Plat

Respectfully submitted:  
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