



Legislation Text

File #: PP16-0014, **Version:** 1

Planning Report

PP16-0014 / Avalon of Denton Addition

City Council District 3

Planning & Zoning Commission

June 28, 2017

REQUEST:

Consider a request by Three Willows Land Development for approval of a Preliminary Plat of Lot 1 and Lot 2, Block A, of Avalon of Denton Addition. The 6.81 acre site is located southeast of the intersection of West Windsor Drive and I-35 Northbound Service Road, and west of Bray Village Drive. (PP16-0014, Avalon of Denton, Muzaib Riaz).

ZONING:

Neighborhood Residential Mixed Use (NRMU) District

NUMBER OF LOTS:

Two commercial lots.

BACKGROUND:

The purpose of this preliminary plat is to create two commercial lots from a previously unplatted tract.

STAFF RECOMMENDATION:

The technical requirements of the plat have been met, and the plat is in order as submitted. The proposed plat complies with all subdivision regulations, and staff recommends approval.

EXHIBITS:

- Preliminary Plat

Respectfully submitted:
Shandrian Jarvis, AICP
DRC Administrator

Prepared by:
Muzaib Riaz
Associate Planner