



Legislation Details (With Text)

File #: PC-18-21_03(e) **Version:** 1 **Name:**

Type: Action Item **Status:** Individual Consideration

File created: 7/5/2018 **In control:** Planning and Zoning Commission

On agenda: 7/24/2018 **Final action:**

Title: PC-15-21_03(e) (Northgate Center 1) Consider a request by James C. Wilsford, Urban Design Group PC, on behalf of Donald L. Hudgins, Jr., General Partner Aquarena Springs Commercial, LLC, for approval of an extension of the expiration period of a Final Plat for approximately 9.93 acres, more or less, out of the J.M. Veramendi Survey League No. 2, located near the intersection of IH-35 and Aquarena Springs. (A.Villalobos)

Sponsors:

Indexes:

Code sections:

Attachments: 1. PC-15-21_03(e) Aerial Map, 2. PC-15-21_03(e) Staff Report, 3. PC-15-21_03(e) P&Z Plat, 4. Request Letter - from Applicant, 5. PC-15-21_03(e) Presentation

Date	Ver.	Action By	Action	Result
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AGENDA CAPTION:

PC-15-21_03(e) (Northgate Center 1) Consider a request by James C. Wilsford, Urban Design Group PC, on behalf of Donald L. Hudgins, Jr., General Partner Aquarena Springs Commercial, LLC, for approval of an extension of the expiration period of a Final Plat for approximately 9.93 acres, more or less, out of the J.M. Veramendi Survey League No. 2, located near the intersection of IH-35 and Aquarena Springs. (A.Villalobos)

Meeting date: July 24, 2018

Department: Planning and Development Services

Amount & Source of Funding

Funds Required: n/a

Account Number: n/a

Funds Available: n/a

Account Name: n/a

Fiscal Note:

Prior Council Action: n/a

City Council Strategic Initiative: n/a

Comprehensive Plan Element (s): [Please select the Plan element(s) and Goal # from dropdown menu below]

- ☐ Economic Development - Choose an item.
- ☐ Environment & Resource Protection - Choose an item.
- ☐ Land Use - Choose an item.
- ☐ Neighborhoods & Housing - Choose an item.
- ☐ Parks, Public Spaces & Facilities - Choose an item.
- ☐ Transportation - Choose an item.
- ☒ Not Applicable

Master Plan: n/a

Background Information:

On August 23, 2016, the Planning and Zoning Commission approved a Final Plat for the establishment of 5 lots which included the construction of a new road, being Northgate Road, to provide frontage to the proposed lots. The applicant submitted Public Improvement Construction Plans for the construction of Northgate Road and those PICPs have subsequently been approved. A Subdivision Improvement Agreement for the extension of water, wastewater, and a storm sewer system to serve the development was also approved at the time of the Plat approval.

Per section 1.6.5.7 of the Land Development Code, a Final Subdivision Plat shall remain in effect for a period of two years from the date the application was approved by the Planning and Zoning Commission unless otherwise extended in accordance with Section 1.3.5.1 of the Land Development Code. If the plat has not been recorded within this two year time frame it shall be deemed expired.

An initial request for an extension to the expiration period of the Final Plat shall not exceed one year.

Council Committee, Board/Commission Action:

The Final Plat was approved by the Planning and Zoning Commission on August 23, 2016, which expires on August 23, 2018 as the plat will not be recorded by then.

Alternatives:

n/a

Recommendation:

Approval of an extension of the expiration period for one year (expiration date of July 24, 2019).