



PLANNING AND ZONING COMMISSION COMMUNICATION

April 2, 2013

SUBJECT: Consider Approval of Final Plat
SUBMITTED BY: Stephen Cook, AICP – Senior Planner
REFERENCE NO: 12-08-FP

ACTION REQUESTED:

Approve a request for a Final Plat changing 1.073 acres from the J.P. Halford Survey, Abstract No. 711 to the Rose Addition, Block A, Lot 1. The property is located at 700 N. Industrial Boulevard.

ALTERNATIVES:

1. Approve the request – *simple majority*

SUMMARY OF SUBJECT:

Applicant: WR Rose Investments is the applicant and current property owner of the 1.073 acre tract. The property will be sold to, and operated by, Euless DQ, LLC.

Location / Zoning: The property is located along N. Industrial Boulevard, north of Midway Drive. The property is zoned Community Business District (C-2).

Project Description: The Planning and Zoning Commission approved a preliminary plat of this property on November 20, 2012. This plat establishes the lot being developed as a Dairy Queen restaurant. Allowances for mutual access and emergency access across the front of the property have been established.

The Development Services Group has certified that the conditions contained within the final plat application meet the technical standards of the City of Euless.

Staff recommends approval of the Final Plat.

SUPPORTING DOCUMENTS:

- Application

- Exhibit
- Map 1, Map 2, & Map 3

APPROVED BY:

Mike Collins

Director of Planning and Economic Development

Stephen Cook

Senior Planner