



**PLANNING AND ZONING COMMISSION COMMUNICATION**

April 5, 2016

**SUBJECT:** Consider Approval of Final Plat  
**SUBMITTED BY:** Stephen Cook, AICP – Senior Planner  
**REFERENCE NO:** 15-08-FP

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**ACTION REQUESTED:**

Approve a request for a Final Plat to be located on 14.342 acres out of the A. Bradford Survey, Abstract 152, to be platted as Block A, Lots 1, A, B, C, & D Preserve at Bear Creek Addition Phase One located at 900 Grange Hall Drive.

**ALTERNATIVES:**

- Approve the request – *simple majority*

**SUMMARY OF SUBJECT:**

**Applicant:** Riverwalk Cross Vine LLC and SLF IV Euless Riverwalk JV LP

**Location / Zoning:** 14.342 acres located at 900 Grange Hall Drive / Planned Development District (PD).

**Project Description:** The applicant proposes to plat Block A, Lots 1, A,B,C, & D of Preserve at Bear Creek Addition Phase One in order to accommodate an urban loft development within the Riverwalk planned development zoning district. The plat submitted to the City of Euless confirms the appropriate easements and boundaries according to City of Euless regulations.

The Development Services Group (DSG) has reviewed and certified the application has met all of the information required for consideration by the City of Euless. Staff recommends approval of the final plat.

**SUPPORTING DOCUMENTS:**

- Application
- Exhibit
- Map 1, Map 2, and Map 3

**APPROVED BY:**

**Mike Collins**  
**Stephen Cook**

Director of Planning and Economic Development  
Senior Planner