



**PLANNING AND ZONING COMMISSION COMMUNICATION**  
March 1, 2016

**SUBJECT:** Consider Approval of Preliminary Plat  
**SUBMITTED BY:** Stephen Cook, AICP – Senior Planner  
**REFERENCE NO:** 16-02-PP

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**ACTION REQUESTED:**

Consider a request for a Preliminary Plat of 24.897 acres of the J. Doss Survey, Abstract No. 441, to Glade Parks South, Block A, Lots 2 and 3, located northeast of the intersection of Heritage Avenue and Cheek-Sparger Road.

**ALTERNATIVES:**

1. Approve the request – *simple majority*

**SUMMARY OF SUBJECT:**

**Applicant:** Jacob Sumpter, of MMA, representing Creekwood Trinity Union, LLC

**Location/Zoning:** 24.897 Acres located northeast of the intersection of Heritage Avenue and Cheek-Sparger Road. The property is zoned Planned Development (PD).

**Project Description:** The applicant proposes to preliminary plat 24.897 acres for the development of urban lofts and an open space reserve lot.

The technical aspects of the subdivision, including setback distances, placement of easements, and street alignment, are in compliance with the regulations of the Planned Development zoning district and the City of Euless Unified Development Code.

The Development Services Group has reviewed the proposed Preliminary Plat and has certified that it meets the technical standards of the City of Euless. Staff recommends approval.

**SUPPORTING DOCUMENTS:**

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

**APPROVED BY:**

**MIKE COLLINS**

Director of Planning and Economic Development

**STEPHEN COOK**

Senior Planner