



## City Council Agenda Item Summary Report

Meeting Date: October 15, 2019			
Submitted by: P. Morgan			
Consent X	Discussion Only	Public Hearing	Action/Discussion
Item Title: Consider approval of a preliminary plat for Avilla Oakridge, located north of N. Gateway Boulevard and south of Reeder Lane.			
Attachments: Preliminary Plat			

**Item Summary:**

Mr. Jason Flory, P.E., representing the property owner, requests approval of a preliminary plat for Avilla Oakridge. The purpose of the request is to establish the necessary boundary and easements for a new residential development.

**Image 1: Location Map**



**Current Standards:**

The property is currently vacant and undeveloped, consisting of 18.3997 acres of land zoned within the Meadow Ridge Farm Planned Development. The property is regulated by Ordinance 19-17, adopted by City Council on May 7, 2019. The property zoning does allow for the cottage style residential neighborhood that is being developed.

**Preliminary Plat:**

The preliminary plat consists of one (1) lot and 18.3997 acres of land. The plat is designed in compliance with the City of Forney Comprehensive Zoning Ordinance, Ordinance 19-17, and the City of Forney Subdivision Ordinance.



**Future Requirements:**

If the preliminary plat, final plat, and site plan are approved, future development of the property will require approval of:

1. Building Plans (staff approved)

**Recommendation:**

On October 3, 2019, the Planning and Zoning Commission recommended approval by a 6-0 vote.