



## City Council Agenda Item Summary Report

Meeting Date: September 20, 2022			
Submitted by: P. Morgan			
Consent X	Discussion Only	Public Hearing	Action/Discussion
Item Title: Consider approval of a preliminary plat for the Megatel Bellagio Laguna.			
Attachments: Preliminary Plat			

**Item Summary:**

Quiddity Engineering, representing the property owner, requests approval of a preliminary plat for the Megatel Bellagio Laguna. The purpose of the preliminary plat is to establish the lot boundary and necessary easements.

**Image 1: Location Map**



**Current Standards:**

The 16.04-acre property is currently vacant and undeveloped. The property is zoned within the Bellagio Planned Development, which was established with City Council zoning approval on January 19, 2021. Forney High School and the Bellagio Multi-family site are directly adjacent to this property.

**Preliminary Plat:**

The preliminary plat consists of one lot and 16.04 acres of land. The preliminary plat provides the fire lane layout for the development and establishes the necessary easements for development. Water easements and utility easements are provided throughout the property. The preliminary plat meets the requirements of the City of Forney Subdivision Ordinance.

**Accessibility:**

Access to Bellagio Parkway is provided.

**Future Requirements:**

If approved, future development of the property will require approval of:

1. Civil Plans (staff approved)
2. Building Plans (staff approved)

**Recommendation:**

On September 1, 2022, the Planning and Zoning Commission recommended approval by a vote of 3 (Helm, Lemons, Wilson) to 1 (Rosenberg).