



DATE: January 12, 2021

TO: Chairman and Members of the Planning and Zoning Commission

FROM: Rick Trice, P.E., Director of Public Works

SUBJECT:

Consideration and Action regarding Approval of a Final Plat UCD Saginaw Addition, Lots 1-2, Block A being 21.292 Acres of Land Situated in the Henry Robertson Survey, Abstract No. 1798, City of Saginaw, Tarrant County, Texas

Owner: UCD Saginaw LP

Engineer: Clay Christy, P.E., ClayMoore Engineering

Existing Zoning: Community Commercial (CC) 9.804 Acres, Multi Family (MF2) 11.472 Acres

The applicant is requesting approval of a Final Plat for UCD Saginaw Addition, Lots 1-2, Block A being 21.292 Acres of Land Situated in the Henry Robertson Survey, Abstract No. 1798, City of Saginaw, Tarrant County, Texas.

Previously, the Preliminary Plat divided Lot 1 into 7 lots with Community Commercial zoning. Lot 2 was previously Lot 8 in the approved Preliminary Plat. The total area and boundary of the Commercial lots and Multi-Family lot are the same.

The Final Plat consists of 2 lots on the property. Lot 1 is within the Community Commercial zoning district and having direct frontage along Bailey Boswell Road and FM-156. Lot 2 is within the Multi-Family zoning district and has frontage along FM-156. Lot 2 will also have access by means of access easements along Bailey Boswell and FM-156.

The lot sizes are summarized below:

Lot 1	9.820 Ac.
Lot 2	11.472 Ac.

The Preliminary Plat for Lots 1-7 and Site Plan for Lot 8, Block A were considered and approved by the Planning and Zoning Commission on September 8, 2020. City Council approved the Preliminary Plat and Site Plan on September 15, 2020.

The Final Plat is recommended for approval subject to execution of an Escrow Agreement for the construction of a median opening and turn lanes along FM-156 to serve the development.

If you have any questions, please let me know.

**CITY OF SAGINAW
PLANNING AND ZONING COMMISSION
APPLICATION FOR CONSIDERATION OF A PLAT**

CASE NUMBER: PZ 0121-02

All information required in the Zoning Ordinance #2002-04 and/or the Subdivision Ordinance #2006-10 of the City of Saginaw must be received in the Community Development Office by 12:00 noon on the 28th day (always a Tuesday) prior to the Planning and Zoning Commission meeting.

All applications must be accompanied by 6 prints, 1 submittal, 30 prints after staff approval, 22" X 34". These must be folded to 8½" x 11" so that the title block or other identifying information is shown on the front. Plats shall be drawn at a scale of 1" = 100' or larger. The original mylar shall also accompany copies of any final plat.

The office personnel will strictly adhere to the submittal deadline date and time. THERE WILL BE NO EXCEPTIONS. Failure to submit the appropriate signed applications, required information, engineering details, or payment of the required fees will result in refusal of the application. The application is not considered complete until all requirements are met.

Acceptance of an application IS NOT A GUARANTEE that an applicant's case will be scheduled for a SPECIFIC AGENDA DATE. After reviewing the application the office personnel will contact the applicant for any required corrections. The agenda date will be set after compliance by the applicant of all the requirements contained in the City of Saginaw's Zoning Ordinance and Sub Division Ordinance.

REQUEST FOR CONSIDERATION OF

PRELIMINARY PLAT () FINAL PLAT ☒ REPLAT () AMENDED PLAT ()

LEGAL DESCRIPTION: *(fill in the one that applies)*

LOT: 1-2 BLOCK: A ADDITION: UCD Saginaw Addition

TRACT: _____ ABSTRACT 1798 SURVEY: HENRY ROBERTSON SURVEY

(IF LEGAL DESCRIPTION IS TOO LONG ATTACH A COMPLETE COPY)

ADDRESS and/ or LOCATION OF PROPERTY: SW CORNER OF BAILEY BOSWELL AND HWY 156

NAME OF PROPOSED DEVELOPMENT: UCD SAGINAW

TOTAL ACREAGE OF PROPERTY: 21.292

(use additional sheets and attach if necessary)

I hereby certify that I will follow all Ordinances as set forth by the city of Saginaw with respect to my Development and understand that copies of the Zoning Ordinance and Subdivision Ordinance are available for my purchase. I further understand that the payment of the required fees does not in any way guarantee approval of my request or obligate the city in any way to refund said fees.

OWNER'S SIGNATURE: Robert Dorazil PHONE #: 214.224.4600

and/or OPTION HOLDER: _____ PHONE #: _____

OWNER'S NAME:(Please Print) Robert Dorazil - UCD Saginaw, LP

OWNER'S ADDRESS: 7001 Preston Rd. Ste 410 Dallas, TX 75205

APPLICANT'S SIGNATURE: _____ PHONE # : 817.281.0572

APPLICANT'S NAME: Clay Cristy - ClayMoore Engineering

APPLICANT'S ADDRESS: 1903 Central Drive, Ste 406 Bedford, TX 76021

FOR CITY USE ONLY DO NOT WRITE BELOW THIS LINE

RECEIVED BY: Dana Johnson DATE: 1-6-2021 TIME: _____

FEE FOR APPLICATION: \$1006.46 RECEIPT #: 179415

SUBMITTED INFORMATION REVIEWED BY: _____

PLANNING AND ZONING COMMISSION MEETING DATE: 11/12/2021

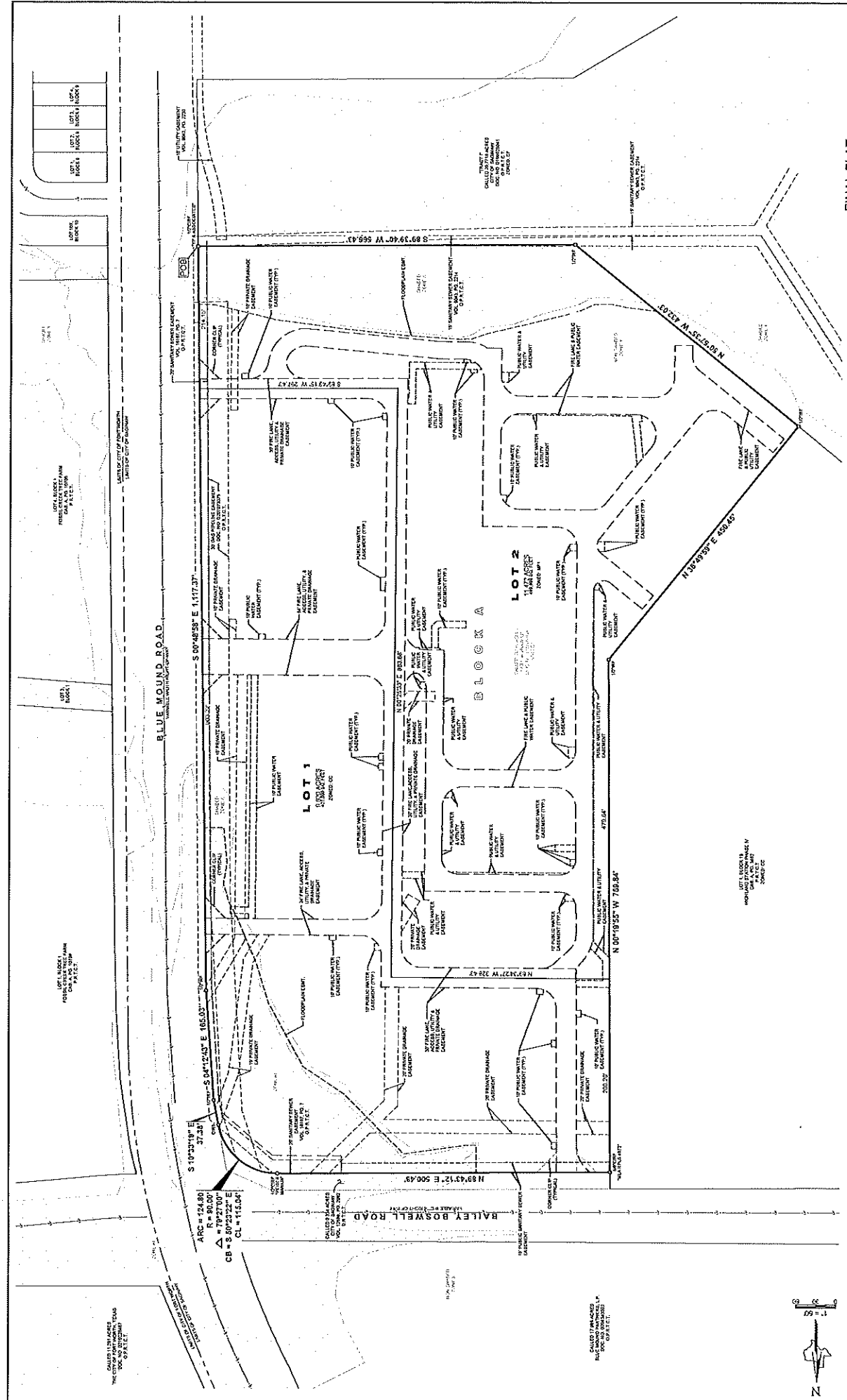
ACTION TAKEN: _____

CITY COUNCIL MEETING DATE: _____

ACTION TAKEN: _____

FINAL PLAT UCD SAGINAW ADDITION LOTS 1-2, BLOCK A

BEING 21.289 ACRES OF LAND SITUATED IN THE
HENRY ROBERTSON SURVEY, A STRADDLING SURVEY,
CITY OF SAGINAW, TARRANT COUNTY, TEXAS



EAGLE SURVEYING, LLC
210 S. East
Denton, TX 76201
(840) 222-3003
TX Firm # 0194177

Project: 2001 016-04
Date: 12/29/2020
Drawn: JAR/MWR

BLANKINSHIP, LLC
Landscape Architect
Contact: Tim Blankinship
210 S. East
Denton, TX 76201
(840) 222-3003

ENGINEER
Civil Engineer
Contact: Robert J. Dossel
7001 Highway 104
Denton, TX 76201
(817) 391-6072

ANALYST
Landscape Architect
Contact: Robert J. Dossel
7001 Highway 104
Denton, TX 76201
(817) 391-6072

LOT 1, BLOCK 13
MONROVIA ADDITION
DENTON, TEXAS
2000-00-000

LOT 2, BLOCK 13
MONROVIA ADDITION
DENTON, TEXAS
2000-00-000

LOT 3, BLOCK 13
MONROVIA ADDITION
DENTON, TEXAS
2000-00-000

LOT 4, BLOCK 13
MONROVIA ADDITION
DENTON, TEXAS
2000-00-000

LOT 5, BLOCK 13
MONROVIA ADDITION
DENTON, TEXAS
2000-00-000

