

Annetta South

Required Documents with Subdivision Plat Application

Fewer than 5 lots subdivision short form

- ✓ Submit ten copies of final plat 21 days prior to the regular P & Z Commission meeting
- ✓ Final plat to be signed and sealed by a Texas Registered Professional Surveyor
- ✓ Final Plat to show lot dimensions, lot sizes, and frontage on an existing public street
- ✓ Final Plat to not show any vacation of public rights of way or easements
- ✓ Final Plat to not show extension of public facilities including public streets
- ✓ Final Plat to not create or contain any major drainage issues or flood plains

Minor Plat for four lots or fewer lots previously platted and recorded

- ✓ Requirements noted above applies for a minor plat
- ✓ Must have direct access to and front on a existing public street
- ✓ Must meet the zoning ordinance lot requirements
- ✓ No public hearing is required

Replat that does not vacate the previous plat of record governing the remainder of the subdivision

- ✓ Requirements noted above applies for a replat
- ✓ A public hearing is required if additional single-family zoned lots are created or if the location or width of interior streets and pedestrian circulation routes are altered.

Amended Plat to correct errors or other errors approved in Subdivision Ordinance Section 12

- ✓ No public notice or public hearing or approval of other lot owners is required

Vacating Plat – see the Annetta South Subdivision Ordinance

Preliminary Plat for 5 or more lots-see the Annetta South Subdivision Ordinance for requirements. Brief review noted below.

- ✓ Submit two copies of each required documents 21 days prior to the next regular Planning and Zoning Commission meeting where acceptance of the formal preliminary plat application shall be considered.
- ✓ Preliminary Plat with lot layout prepared and signed by a Texas Registered Professional Surveyor with details as described in Section 6.2 A, B and C of the Annetta South Subdivision Ordinance.
- ✓ Preliminary Water and Sewerage Plan, prepared by a Texas Registered Professional Engineer
- ✓ Preliminary Drainage Plan, prepared by a Texas Registered Professional Engineer
- ✓ Traffic analysis prepared by a Texas Registered Professional Engineer

- ✓ **Driveway and/or Street access plans to an existing public street**
- ✓ **TXDOT approved driveway permit for access to FM 5.**
- ✓ **Preliminary street plan and profile prepared by a Texas Registered Professional Engineer**
- ✓ **The P & Z Commission will consider approval of the preliminary plat within 30 days of the acceptance of the formal preliminary plat application. The applicant has the right to withdraw the application if the review of the application shows that the preliminary plat as prepared does not meet the requirements of the Annetta South Subdivision Ordinance and is subject to the Planning and Zoning Commission denying the preliminary plat.**
- ✓ **Approval of a Preliminary Plat does not constitute approval of the final plat.**