

**NOTICE OF THE PLANNING AND ZONING COMMISSION
PLATS MEETING**

MEMBERS: **CLAY CONDRA-CHAIR, JEFFERY F. LOWRY-VICE CHAIR, RYAN CURRY, GREG GARLAND, NANCY GARRETT, RICE HORKEY, HENRY LOZADA, TODD MCKEE, AND RUBEN YOUNG**

Notice hereby given that the regularly scheduled meeting of the Planning and Zoning Commission consideration of Plats will be held on **THURSDAY, OCTOBER 7, 2010 at 7:00 P.M.**, Council Chamber, 1625 13th Street, Lubbock, Texas.

City of Lubbock Planning and Zoning meetings are available to all persons regardless of disability. If you require special assistance, please contact the Planning Department at 775-2102 or write to P.O. Box 2000, Lubbock, Texas 79457, at least 48 hours in advance of the meeting.

PLATS

RULE 15

1. 114th Street Church Subdivision Addition, Tract A: (Located north of 114th Street and west of Kirby Avenue).

Recommend approval subject to the following conditions:

1. The following shall be indicated and/or stated on the face of the plat:
 - a. All streets, alleys, and indicated easements are herein dedicated.
 - b. All easements dedicated hereby shall entitle the city, or the utility company using such easements to the right to remove, repair or replace any lines, pipes, conduits or poles within such easements as may be determined by the city or utility company without the city, county or utility company being responsible or liable for the replacement of improvements, paving or surfacing of the easements necessitated by such repair or replacement. Easements shall not be fenced or otherwise obstructed.
 - c. All electrical service within the city of Lubbock shall be in accordance with the "Underground Utilities Policy" statement of the Lubbock Planning and Zoning Commission.
 - d. All existing or proposed utility service to and on tracts indicated by this plat shall be contained in the public right of way and public or private utility easements. Utility service installation requested at a future date, and not within an easement indicated by this plat, shall be within a proper utility easement granted by the owner of said property by separate recorded instrument prior to the provision of such service. Such separate easement costs shall be at the expense of the property owner.
 - e. Any relocation or revision of existing facilities shall be the developer's expense. Compensation shall be made prior to recording any portion of the final plat.
 - f. No building permit shall be issued on any survey certificate that is not in accordance with an approved final plat unless an exception is provided by Planning Commission Policy or by the Lubbock Code of Ordinances.
 - g. Minimum floor elevation shall conform to the requirements of the Lubbock Drainage Criteria Manual, as adopted by Resolution No. 5718 and Section 6-80MM.5 (Supplements #71) and 21-31 of the Lubbock Code of Ordinances.
2. Show all existing and proposed public and private easements on the face of the plat.
3. Other statements required on the face of the plat:
 - a. Provide a blanket garbage service easement.
 - b. Add a new provision to the written conditions "No utility risers or other obstruction shall be placed in the adjacent alley cutoff."

RULE 12

2. De La Cruz Estates Addition, Lots 3A and 3B, A Replat of Lot 3 (Located north of Ursuline Street and west of Mesa Road).

Recommend approval subject to the following conditions:

1. The following shall be indicated and/or stated on the face of the plat:
 - a. All streets, alleys, and indicated easements are herein dedicated.
 - b. All easements dedicated hereby shall entitle the city, or the utility company using such easements to the right to remove, repair or replace any lines, pipes, conduits or poles within such easements as may be determined by the city or utility company without the city, county or utility company being responsible or liable for the replacement of improvements, paving or surfacing of the easements necessitated by such repair or replacement. Easements shall not be fenced or otherwise obstructed.
 - c. All electrical service within the city of Lubbock shall be in accordance with the "Underground Utilities Policy" statement of the Lubbock Planning and Zoning Commission.
 - d. All existing or proposed utility service to and on tracts indicated by this plat shall be contained in the public right of way and public or private utility easements. Utility service installation requested at a future date, and not within an easement indicated by this plat, shall be within a proper utility easement granted by the owner of said property by separate recorded instrument prior to the provision of such service. Such separate easement costs shall be at the expense of the property owner.
 - e. Any relocation or revision of existing facilities shall be the developer's expense. Compensation shall be made prior to recording any portion of the final plat.
 - f. No building permit shall be issued on any survey certificate that is not in accordance with an approved final plat unless an exception is provided by Planning Commission Policy or by the Lubbock Code of Ordinances.
 - g. Minimum floor elevation shall conform to the requirements of the Lubbock Drainage Criteria Manual, as adopted by Resolution No. 5718 and Section 6-80MM.5 (Supplements #71) and 21-31 of the Lubbock Code of Ordinances.
2. Show all existing and proposed public and private easements on the face of the plat.
3. Other statements required on the face of the plat:
 - a. None.

RULE 12

3. **FedEx Ground Addition, Tract A** (Located south of 58th Street and east of Elm Avenue).
Recommend approval subject to the following conditions:

1. The following shall be indicated and/or stated on the face of the plat:
 - a. All streets, alleys, and indicated easements are herein dedicated.
 - b. All easements dedicated hereby shall entitle the city, or the utility company using such easements to the right to remove, repair or replace any lines, pipes, conduits or poles within such easements as may be determined by the city or utility company without the city, county or utility company being responsible or liable for the replacement of improvements, paving or surfacing of the easements necessitated by such repair or replacement. Easements shall not be fenced or otherwise obstructed.
 - c. All electrical service within the city of Lubbock shall be in accordance with the "Underground Utilities Policy" statement of the Lubbock Planning and Zoning Commission.
 - d. All existing or proposed utility service to and on tracts indicated by this plat shall be contained in the public right of way and public or private utility easements. Utility service installation requested at a future date, and not within an easement indicated by this plat, shall be within a proper utility easement granted by the owner of said property by separate recorded instrument prior to the provision of such service. Such separate easement costs shall be at the expense of the property owner.
 - e. Any relocation or revision of existing facilities shall be the developer's expense. Compensation shall be made prior to recording any portion of the final plat.
 - f. No building permit shall be issued on any survey certificate that is not in accordance with an approved final plat unless an exception is provided by Planning Commission Policy or by the Lubbock Code of Ordinances.
 - g. Minimum floor elevation shall conform to the requirements of the Lubbock Drainage Criteria Manual, as adopted by Resolution No. 5718 and Section 6-80MM.5 (Supplements #71) and 21-31 of the Lubbock Code of Ordinances.
2. Show all existing and proposed public and private easements on the face of the plat.
3. Other statements required on the face of the plat:
 - a. Provide Lubbock Power and Light a 10' overhead line easement along the south 10' of Tract A.
 - b. Illustrate the drainage easement created by resolution between the Santa Fe Land Improvement Company and the City of Lubbock on October 13, 1997.
 - c. Illustrate the existing 75 foot drainage easement on the north side of the property.
 - d. The notes should read "Minimum floor elevations..."
 - e. Show existing street right-of-way for 58th Street and drainage easement.
 - f. Provide blanket garbage collection easement.
 - g. Remove existing street stub at 60th Street, and reconstruct Elm Avenue paving and curb and gutter as necessary to provide street drainage to the north.
 - h. Minimum "floor" elevation is misspelled in Notes.

RULE 12

4. **United 552 Addition, Tract A** (Located south of 4th Street and east of Milwaukee Avenue).

Recommend approval subject to the following conditions:

1. The following shall be indicated and/or stated on the face of the plat:
 - a. All streets, alleys, and indicated easements are herein dedicated.
 - b. All easements dedicated hereby shall entitle the city, or the utility company using such easements to the right to remove, repair or replace any lines, pipes, conduits or poles within such easements as may be determined by the city or utility company without the city, county or utility company being responsible or liable for the replacement of improvements, paving or surfacing of the easements necessitated by such repair or replacement. Easements shall not be fenced or otherwise obstructed.
 - c. All electrical service within the city of Lubbock shall be in accordance with the "Underground Utilities Policy" statement of the Lubbock Planning and Zoning Commission.
 - d. All existing or proposed utility service to and on tracts indicated by this plat shall be contained in the public right of way and public or private utility easements. Utility service installation requested at a future date, and not within an easement indicated by this plat, shall be within a proper utility easement granted by the owner of said property by separate recorded instrument prior to the provision of such service. Such separate easement costs shall be at the expense of the property owner.
 - e. Any relocation or revision of existing facilities shall be the developer's expense. Compensation shall be made prior to recording any portion of the final plat.
 - f. No building permit shall be issued on any survey certificate that is not in accordance with an approved final plat unless an exception is provided by Planning Commission Policy or by the Lubbock Code of Ordinances.
 - g. Minimum floor elevation shall conform to the requirements of the Lubbock Drainage Criteria Manual, as adopted by Resolution No. 5718 and Section 6-80MM.5 (Supplements #71) and 21-31 of the Lubbock Code of Ordinances.
2. Show all existing and proposed public and private easements on the face of the plat.
3. Other statements required on the face of the plat:
 - a. Add a new provision to the written conditions "No utility risers or other obstruction shall be placed in the adjacent alley cutoff."
 - b. Provide a blanket garbage service easement.
 - c. Provide a blanket underground utility easement TPE's and SEE's as required by the City and franchise utilities.

NOTE: Coordinate any on site easements with water engineering department necessary for water & sewer service & fire protection to the site.

OTHER BUSINESS

1. Consider a variance request for curb cut location on the northeast corner of 98th Street and Quaker Avenue (4218 98th Street).

**NOTICE DULY POSTED THIS 1st DAY
OCTOBER, 2010, AT 9:00 A.M.**

**BY: _____
Lois Benedict**

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