

STAFF REPORT

Case Number: 15-PL-01

Request: Final Plat Approval for Santos Addition, Lot 1, Block A

Address: 2423 Fruitland Avenue

Lot Size: 0.275 acre or 1,200 square feet

Petitioner: Jose L. Santos and Daniel Santos

Jose Santos and Daniel Santos are the owners of a 0.275 acre parcel of land located on the north side of Fruitland Avenue, approximately 100 feet west of Bee Street.

The property is presently comprised of two parcels of land addressed as 2423 and 2427 Fruitland Avenue and is part of an original Lot 38 of the North Dallas Truck Farms Addition, originally platted in 1941. The owners desire to re-plat the property as Santos Addition as a small commercial business development addressed as 2423 Fruitland Avenue.

This proposed re-plat is required prior to the development of the property. The remainder of Lot 38 outside the boundaries of this proposed plat consists of one parcel of land under separate ownership that will not be required to be re-platted at this time.

City Administration recommends that the Planning and Zoning Commission approve the final plat of Santos Addition, Lot 1, Block A.

Possible Planning and Zoning Commission Action:

1. I move to approve the final plat of Santos Addition, Lot 1, Block A
2. I move to approve the final plat of Santos Addition, Lot 1, Block A, with modifications.
3. I move to table the item or take no action.