



## Legislation Text

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File #: 16-PL-01, Version: 1

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### **Consider a request for final plat approval of Lake at Mercer Crossing, Lot 1 and 2, Block A.**

#### BACKGROUND:

Transcontinental Realty Investors, Inc. and Continental Common, Inc. are the owners of a 46.882 acre tract of land located east of Luna Road, south of IH 635, with frontage on Crown Drive and Mathis Street. The property includes Trinity South Addition, platted in 2011, and also includes approximately 40 acres of previously un-platted land to the north.

The owners desire to re-plate the property as Lake at Mercer Crossing, Lot 1 and 2, Block A, to create a water feature as an amenity for future surrounding mixed commercial and multi-family development. Maintenance of the lake and surrounding land affected by this proposed final plat will be the responsibility of the Mercer Crossing Commercial Association, Inc.

The proposed final plat of Lake at Mercer Crossing, Lot 1 and 2, Block A is consistent with the Texas Local Government Code and the City's platting requirements and also consistent with the City's Guiding Principles; to provide strong, thriving commercial and residential neighborhoods through planning, land use, development, code enforcement, revitalization activities and programs.

#### RECOMMENDATION:

City Administration recommends final plat approval of Lake at Mercer Crossing, Lot 1 and 2, Block A.

#### ACTIONS:

1. Motion to recommend Approval of the final plat of Lake at Mercer Crossing, Lot 1 and 2, Block A as presented at this meeting.
2. Motion to recommend Denial of the final plat of Lake at Mercer Crossing, Lot 1 and 2, Block A as presented at this meeting.
3. Motion to recommend Approval with modifications of the final plat of Lake at Mercer Crossing, Lot 1 and 2, Block A.
4. Motion to continue discussion of this case at the next meeting.

#### ATTACHMENTS:

1. Location Map
2. Final Plat of Lake at Mercer Crossing, Lot 1 and 2, Block A.
3. Staff Report