



## Legislation Text

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File #: 18-PL 14, Version: 1

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**Conduct a public hearing and consider a request from EPC-BRIC2, LLC and BRIC2 Land, Ltd. for final plat approval of The Brickyard, Lot 1, Block B and Lot 3, Block A, located between Delancey Street and the extension of Senlac Drive; and take appropriate action**

**BACKGROUND:**

EPC-BRIC2, LLC, and BRIC2 Land, Ltd. are the sole owners of 2 tracts of land to the south and west of The Brickyard phase one: one tract is located directly to the south of phase one, between Delancey Street and the extension of Senlac Drive. The other tract is located at the north-west corner of Wittington Place and Senlac Drive. In September 2014 the City approved a zoning amendment to PD 88 allowing for residential use and development.

**DISCUSSION:**

The purpose of the final plat of The Brickyard is to replat all of Block G, and part of Block H, of the Westside Addition, Section 1 plat, in which the 2 tracts of land are currently platted within. Creating (2) two new lots as Lot 1, Block B and Lot 3, Block A and to dedicating the new easements necessary for the development of those lots.

The final plat of The Brickyard is consistent with the Texas Local Government Code and the City's platting requirements for final plat approval.

**FISCAL IMPACT:**

1. No Financial Impact

**RECOMMENDATION:**

The Planning and Zoning Commission recommended approval for this request on March 11, 2019.

**POSSIBLE COUNCIL ACTION:**

1. I move to approve a request from EPC-BRIC2, LLC and BRIC2 Land, Ltd. for final plat approval of The Brickyard, Lot 1, Block B and Lot 3, Block A.
2. I move to approve a request from EPC-BRIC2, LLC and BRIC2 Land, Ltd. for final plat approval of The Brickyard, Lot 1, Block B and Lot 3, Block A, with modifications.
3. I move to table the issue for further study or take no action.

**ATTACHMENT(S):**

1. Location Map
2. Final Plat of The Brickyard
3. Resolution No. 2017-056-Approved Detailed Site Plan
4. The Brickyard (Phase II) - Presentation