Amending Plat

II Creeks Addition, Lot 20A, Block C

Attachments:

1. Locator
2. Staff Report
3. Amending Plat

II Creeks Addition, Lot 20A, Block C

2605 Stoneleigh Circle

CITY PLAN COMMISSION
BACKGROUND INFORMATION
November 20, 2012

Amending Plat

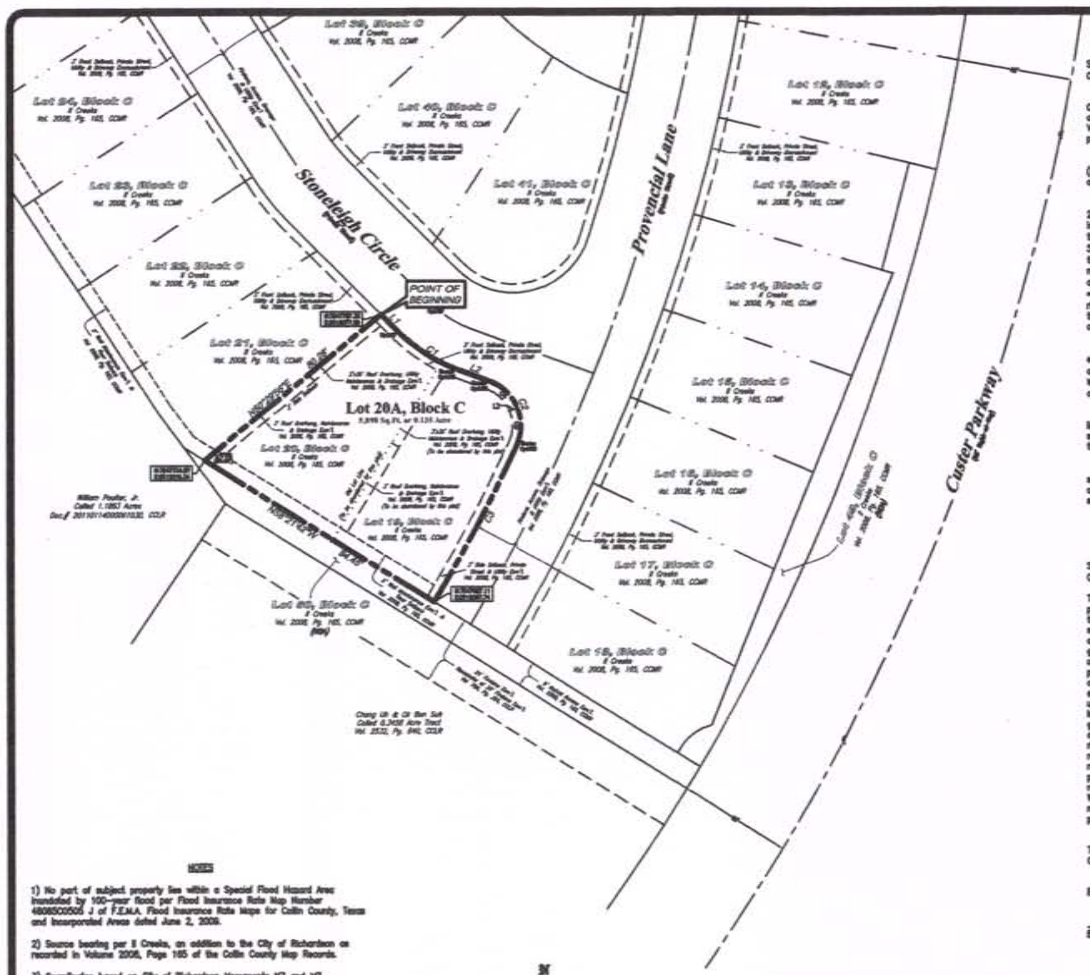
PROJECT SUMMARY

Subdivision:	**II Creeks, Lot 20A, Block C** *being an amending plat of II Creeks, Lots 19 and 20, Block C.*
Location:	2605 Stoneleigh Circle
Request:	The purpose of the amending plat is to combine Lots 19 and 20, Block C into a single lot (Lot 20A). The amending plat complies with City zoning and subdivision regulations.
CPC Action:	**Final decision**

BACKGROUND

Lot Size:	0.14 acres (5,898 square feet)
Zoning:	PD-Planned Development (Ord. 3515)
Right-of-way Dedication:	None
Easements/Setbacks:	
Existing to Remain	3' front setback, private street, utility and driveway encroachment easement along the north property line; 3' side setback, private street and utility easement along the east property line; 3' roof overhang, maintenance and drainage easement along the west property line; 3'×30' roof overhang, utility maintenance and drainage easement along a portion of the west property line; and 5' wall maintenance easement and rear setback along the south property line.
Dedicated by this Plat	3' side setback along the west property line.

Abandoned by this Plat	3’ roof overhang, maintenance and drainage easement along the common lot line between lots 19 and 20; and 3’×30’ roof overhang, utility maintenance and drainage easement along a portion of the common lot line between lots 19 and 20.


Stoneleigh Circle
Provencial Lane
Custer Parkway
POINT OF BEGINNING
Lot 20A, Block C
Lot 24, Block C
Lot 23, Block C
Lot 22, Block C
Lot 21, Block C
Lot 20, Block C
Lot 19, Block C
Lot 18, Block C
Lot 17, Block C
Lot 16, Block C
Lot 15, Block C
Lot