



MEMO

Date: October 17, 2022
To: Commissioners Court
From: Tracy Homfeld, PE; Assistant Director of Engineering
Subject: Public Hearing for the Re-plat of Lots 18A & 18B of Maina Estates

Maria G. Castillo, owner of Maina Estates lot 18, is seeking to subdivide lot 18 into two lots, lot 18A and 18B. The resulting lot 18A will be 8.87 acres and lot 18B will be 1.02 acres. Local Government Code 232.041 requires that notice be given to affected parties prior to a decision by the Commissioners Court.

A notice was published on the County's website for 30 days prior to the public hearing and letters were sent out to all landowners within the required distance of the lots involved in the Re-plat, 30 days prior to the public hearing.

The plat generally meets the County's SUBDIVISION RULES as outlined in Section 1.05 of the Collin County Subdivision Regulations and authorized under Local Government Code (LGC) 232; however, the developer will be required to make the necessary technical edits. Those items will be outlined in a detailed punch list to the developer within 10 days following Court's conditional approval and will cite the reference in the County's Subdivision Regulations and LGC.

ACTION

- 1) **Hold Public Hearing for the Re-plat of Lots 18A and 18B of Maina Estates,**
- 2) **We request Commissioners Court consideration for the approval of the Re-plat of Lots 18A and 18B of Maina Estates with the condition that the developer make the necessary technical edits, based on LGC 232.001 and 232.003**