

**Merged Document Report****Application No.: PL8062**

Description :	Port Aransas Cliffs Block 416 Lot 25R		
Address :	3609 Santa Fe St. CC TX 78411	Location: South of Ropes St. & West of Aransas St.	
Record Type :	Replat of 0.21 acres	Christopher Landry & Teresinha Landry	

Texas Geo Tech Land Surveying Inc.

**Submission Documents:**

Document Filename
UPDATED 230917-PLAT.pdf
230917-utility PLAT REVISED.pdf

**Comment Author Contact Information:**

Author Name	Author Email	Author Phone No.:
Andrea Fernandez	andrea3@cctexas.com	
Melanie Barrera	Melanieb2@cctexas.com	361-826-3254
Mari Jimenez	Marij@cctexas.com	

**General Comments**

Comment ID	Author : Department	Status	Review Comments	Applicant Response Comments
11	Melanie Barrera : DS	Closed	Public/Private Infrastructure Required?: Water: no Fire Hydrants: no Wastewater: no Manhole: no Stormwater: no Sidewalks: no Streets: no  Should a plat require any public or private improvements to be made, beginning January 1, 2024, approved PI's are required prior to final plat application.	

Comment ID	Author : Department	Status	Review Comments	Applicant Response Comments
14	Mari Jimenez : WTR	Closed	Water line construction is not required for platting (UDC 1.2.1.D & 8.2.6; Water Distribution Standards). No new water services are allowed for connection to the 2.5" water line in rear easement.	
13	Mari Jimenez : WW	Closed	Wastewater construction is not required for platting (UDC 1.2.1.D & 8.2.7; Wastewater Collection System Standards).	

[Corrections in the following table need to be applied before a permit can be issued](#)

Comment ID	Page Reference	Annotation Type	Author : Department	Status	Review Comments	Applicant Response Comments
7	utility	Callout	Melanie Barrera : DS	Closed	include storm pipe located on Santa Fe	
1	P001	Note	Andrea Fernandez : DS	Closed	CCRTA Comment: This replat is located along but not immediately adjacent to any bus stops served by CCRTA bus route 6 Santa Fe/Malls	
2	P001	Note	Andrea Fernandez : DS	Closed	NAS: No comment from NASCC	
3	P001	Note	Andrea Fernandez : DS	Closed	AEP Transmission: No comment	
4	P001	Note	Andrea Fernandez : DS	Closed	Fire Comments: 1. Infor: For the purposed of moving a lot line- Fire has no comment.	
5	P001	Note	Andrea Fernandez : DS	Closed	Traffic Comments: 1. Infor: All new streetlight systems in residential subdivisions shall utilize concrete poles per IDM Chapter 8 section 1.2.B.a 2. Infor: Proposed driveway access to a public City Street shall conform to access management standards outlined in Article 7 of the UDC (UDC 7.1.7) 3. Infor: Traffic Engineering, will also be required to perform work within or occupy public right-of-way.	
6	P001	Note	Andrea Fernandez : DS	Closed	AEP Distribution: No comment	
8	P001	Note	Andrea Fernandez : DS	Closed	Planning comment: remove date and replace with blanks in land surveyor signature block. NOT ADDRESSED REVISED FOR CLARITY: Change date to blanks	
9	P001	Note	Andrea Fernandez : DS	Closed	Planning comment: Should be lot 23.	
10	P001	Note	Andrea Fernandez : DS	Closed	Planning comment: Verify easement will be dedicated by plat	

Comment ID	Page Reference	Annotation Type	Author : Department	Status	Review Comments	Applicant Response Comments
12	P001	Note	Andrea Fernandez : DS	Closed	GIS comments: 1□Plat: Plat closes to acceptable engineering standards. (TSPS Manual of Practice Appendix A, Condition 3; Suburban Traverse Error of Closure) 2□Plat: Label the right of way widths and centerline dimensions for all streets and alleys shown on the plat. In the event the right of way varies, provide and label the dimensions at a given point.	
15	P001	Note	Andrea Fernandez : DS	Closed	Parks: No comments	
16	P001	Note	Andrea Fernandez : DS	Closed	Planning comment: Lots not found in referenced vol and pg. In which document are lots referenced?	
17	P001	Note	Andrea Fernandez : DS	Closed	Planning Comment: Change to PC approval signature block. Mike Miller as chairman, Al Raymond as Secretary NOT ADDRESSED NAME MISSPELLED: should be Mike Miller	