



## AGENDA MEMORANDUM

Planning Commission Meeting of June 15, 2016

**DATE:** June 06, 2016

**TO:** Planning Commission

**FROM:** Daniel McGinn, AICP CFM., Interim Director  
Development Services Department  
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Request for a waiver of sanitary sewer infrastructure construction per Section 8.2.7.A of the Unified Development Code (UDC) and an exemption from the Wastewater Lot/Acreage Fees in the accordance with Section 8.5.2.G of the UDC for Nueces Garden No.2, Lot 49A located south of Leopard Street and west of Starlite Lane.

### **BACKGROUND AND FINDINGS:**

Mr. Xavier Galvan, Urban Engineering, has submitted a request for a waiver of sanitary sewer infrastructure construction per Section 8.2.7.A of the Unified Development Code (UDC) and an exemption from the Wastewater Lot/Acreage Fees in the accordance with Section 8.5.2.G.

The subject property under plat consideration, Nueces Garden No.2, Lot 49A, located south of Leopard Street and west of Starlite Lane is within the Allison Service Area for the City of Corpus Christi, Texas. The waiver request does not complies with the UDC Section 8.2.7.B.1.d.ii as sanitary sewer service is reasonably accessible to this property. The nearest service is approximately 400 feet away from the intersection of Mayfield Drive and Leonard Drive.

### **STAFF RECOMMENDATION:**

Planning Commission disapprove the waiver of sanitary sewer infrastructure construction and an exemption from the Wastewater Lot/Acreage Fees per UDC Section 8.2.7.B.1.d.ii and recommend the applicant to extend the wastewater collection line per UDC Section 8.2.7.B.1.d.ii.

### **LIST OF SUPPORTING DOCUMENTS:**

Exhibit A – Nueces Garden No. 2, Lot 49A & 49B Replat  
Exhibit B – Waiver Request Packet  
Urban Engineering, Letter Request, dated March 29, 2016  
Utility Site Plan  
Cost Estimate  
City of Corpus Christi Wastewater Master Plan Service Area Exhibit