



Merged Document Report

Application No.: PL9118

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| Description : | |
| Address : | 502 EIGHTEENTH CORPUS CHRISTI TX 78405 |
| Record Type : | PLAT |

Submission Documents:

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| Document Filename |
| V-PLAT-58432.001 CDBG TRANCHE 1 2026.pdf |

Comment Author Contact Information:

| Author Name | Author Email | Author Phone No.: |
|---------------|----------------------------|-------------------|
| Bria Whitmire | briaw@corpuschristitx.gov | 361-826-3268 |
| Mark Zans | markz2@corpuschristitx.gov | 361-826-3553 |

[General Comments](#)

[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 |
|------------|----------------|-----------------|---------------------|--------|--|-----------------------------|
| 1 | P001 | Note | Mark Zans : DS | Closed | For completeness check, please provide a utility plan showing current utility and future utility infrastructure. | |

| Comment ID | Page Reference | Annotation Type | Author : Department | Status | Review Comments | Applicant Response Comments |
|------------|----------------|-----------------|---------------------|--------|---|-----------------------------|
| 11 | P001 | Note | Bria Whitmire : DS | Closed | Improvements Required for Recordation, per UDC 8.1.4. A. Streets: No Sidewalks: No B. Water: No Fire hydrants: No C. Wastewater: No D. Stormwater: No E. Public open space: No F. Permanent monument markers: No Please note, improvements required should be constructed to city standards, found in Article 8 and the IDM. | |
| 6 | P001 | Note | Bria Whitmire : ENG | Closed | Along 18th street, match ROW to the plat to the north, Plat Vol 67 Pg 86. This clarifies street maintenance, allows for pedestrian traffic, removes this portion of property from the taxes of the property, and has no impact to the site plan as maintains same setback as shown on this plat. | |
| 2 | P001 | Note | Mark Zans : LD | Closed | Change all year references to 2026. Check County Clerks certification for year reference. | |
| 7 | P001 | Note | Mark Zans : LD | Closed | Please add Cynithia Salazar-Garza as Chairperson and provide signature line. | |
| 9 | P001 | Note | Mark Zans : LD | Closed | Change Department of Development Services to Planning Commission | |
| 12 | P001 | Note | Mark Zans : LD | Closed | Change total area being platted to 0.60 Acres. | |
| 13 | P001 | Note | Mark Zans : LD | Closed | Provide plat information for property across 18th Street. | |
| 14 | P001 | Note | Mark Zans : LD | Closed | Informational comment only: Per section 9.5.3.A of the UDC, the minimum street yard setback may be reduced to 15 feet. | |
| 15 | P001 | Note | Mark Zans : LD | Closed | Park development fee: \$462.50 x 6 lots = \$2,775.00 Payment prior to recordation. | |
| 16 | P001 | Note | Mark Zans : LD | Closed | Dedication of some roadway along 18th may be needed to align the plat to the alignment for lots and easements from the north properties across Marguerite Street. | |