

# City of Stephenville

## Preliminary Plat Application

**Proposed Subdivision Name:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Name of Developer:** \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Phone: \_\_\_\_\_

**Owner of Record:** \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Phone: \_\_\_\_\_

**Name of Primary Land Planner:** \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Phone: \_\_\_\_\_

**Name of Surveyor:** \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Phone: \_\_\_\_\_

**Name of Engineer:** \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Phone: \_\_\_\_\_

**Total Acreage:** \_\_\_\_\_ **Current Zoning:** \_\_\_\_\_ **Number of Lots/Units:** \_\_\_\_\_

**Person Submitting (Please Print):** First Name: \_\_\_\_\_ Last Name: \_\_\_\_\_

**Person Submitting Signature:** \_\_\_\_\_

# City of Stephenville

## Preliminary Plat Checklist

Subdivision Name: \_\_\_\_\_ Reviewer: \_\_\_\_\_ Date: \_\_\_\_\_

### KEY

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> Meets intent of Ordinance | <input type="checkbox"/> [NA] Not Applicable |
| <input type="checkbox"/> [ C ] To be Corrected                | <input type="checkbox"/> [ U ] Not Provided  |

#### GENERAL

- Preliminary Conference held:  
 Yes  No  
 Date: \_\_\_\_\_
- Senior City Representative presiding:  
 Name: \_\_\_\_\_
- 6 - 24 x 36 Preliminary Plat Submitted,  
 1 - 11 x 17 Preliminary Plat Submitted,  
 Date submitted: \_\_\_\_\_
- Application fee paid;  
 Amount: \$ \_\_\_\_\_
- Application Re-submitted:  
 Yes  No  
 Date: \_\_\_\_\_
- 6 Re-submitted plats returned to  
 Development Reviewer,  
 Date submitted: \_\_\_\_\_  
 Date of P & Z meeting: \_\_\_\_\_
- Tentative Master Plan  
 Yes  No  
**NOTE:** If the proposed subdivision is a  
 portion of a tract, the entire subdivision  
 needs to be shown on a tentative  
 master plan with the preliminary plat.  
 A scale of not more than one inch (1")  
 to four hundred feet (400').

#### FORMAT

- Drawing size, 24 x 36; Approved  
 alternative size: \_\_\_\_\_
- Index Sheet
- Match Lines
- Map Scale** (not to exceed 1' = 100');  
 Approved alternative scale: \_\_\_\_\_
- North Arrow
- Preparation Date
- Completed Preliminary Plat Application
- Vicinity map** (reference to existing  
 streets or highways)

#### TITLE BLOCK

- Label "**Preliminary Plat**"
- Subdivision name** (Not a duplicate or  
 similar to an existing subdivision)
- Block (number or letter)
- Lot (number or letter)
- Name City: **Stephenville**
- Name County: **Erath**
- Name State: **Texas**
- Location and description** (referenced  
 to original legal description)

#### Legal Owner

- Full Name
- Address

#### Subdivider or Land Planner

- Full Name
- Address

#### Developer

- Full Name
- Address
- Phone Number

#### Engineer

- Full Name
- Address
- Phone Number
- Signature
- Texas Professional Engineer's Stamp

#### Surveyor

- Full Name
- Address
- Phone Number
- Signature
- Texas Professional Surveyor's Stamp

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### DESIGN

**Existing, recorded and proposed streets, alleys, reservations, easements, railroads and other public rights-of-way within and 200 feet on any side of proposed subdivision:**

- Location
- Dimension
- Right-of-way width
- Paving width
- Names

**NOTE:** If there are no adjacent existing or dedicated streets and alleys within 200 feet, then a map on a smaller scale must accompany the plat, showing the outline and ownership of the nearest subdivisions and existing or dedicated streets and alleys.

**Location, dimensions, names and description of structures and designated areas within or contiguous:**

- All permanent structures
- Fences
- Parks
- Public areas
- Cemeteries or burial grounds
- Existing or recorded blocks
- Existing or recorded lots
- Other \_\_\_\_\_

**Existing or abandoned features:**

- Landfills
- Dumpsites
- Hazardous waste sites (any types of hazards)
- Oil and Gas, wells, lines and facilities

### Water

- Watercourses (centerline)
- Creeks and ravines (centerline)
- Water Bodies
- All Flood Zones and Flood way areas (FEMA zones with hatched boundaries shown and base flood elevations)
- Installed improvements for Beautification
- Existing drainage structures
- Other: \_\_\_\_\_

**NOTE:** A drainage study may be required to provide information as to the extent of drainage facilities that will be necessary in order to develop the property.  Yes  No

### Boundaries existing and proposed

- 2 foot vertical contours (5 foot vertical intervals may be used in excessive steep grade)
- Location, dimensions and bearings
- Blocks
- Lots (label its area in acres on each lot)
- Setbacks (Front, Back and Side for each Lot and sites adjacent to streets)
- Easements
- Proposed building use (existing and proposed zoning classifications for each building use)
- Names of owners and subdivisions adjacent to proposed development
- Set and Existing Monuments
- City Limits

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#### EXISTING UTILITIES

##### Water:

- Water Mains (Identify Size)
- Service Connections
- Wells
- Water Towers
- Storage Tanks
- Pump Stations

##### Sanitary Sewer:

- Sanitary Mains (Identify Size)
- Service Connections
- Lift Stations
- Septic Systems
- Lagoons
- Oxidation ponds

##### Storm Sewer

- Storm Mains (Identify Size)
- Channels
- Retention Ponds
- Detention Ponds
- Dams

##### Electricity, Gas and Phone

- Electrical Mains (Identify Phases)
- Underground
- Overhead
- Gas Mains (Identify Size)

#### PROPOSED UTILITIES

##### Water:

- Water Mains (Identify Size)
- Connection to Existing
- Storage Tanks
- Pump Stations
- Other \_\_\_\_\_

##### Sanitary Sewer:

- Sanitary Mains (Identify Size)
- Connection to Existing
- Lift Stations
- Other \_\_\_\_\_

#### Storm Sewer

- Storm Mains (Identify Size)
- Channels
- Retention Ponds
- Detention Ponds
- Dams
- Spillways
- Dikes
- Levees
- Proposed LOMR
- Engineering report on downstream flood impacts

#### Electricity, Gas and Phone

- Electrical Mains (Identify Phases)
- Connection to Existing Underground
- Connection to Existing Overhead
- Gas Mains (Identify Size)
- Connection to Existing Gas Mains
- Connection to Existing Phone Service

#### STATISTICAL DATA

- Gross Acres \_\_\_\_\_
- Number of lots \_\_\_\_\_
- Number of Dwelling Units \_\_\_\_\_
- Acreage and gross residential density by housing type \_\_\_\_\_
- Phasing is defined \_\_\_\_\_
- Number of Phases \_\_\_\_\_
- Current Building Zone \_\_\_\_\_
- Current Zone \_\_\_\_\_
- Proposed Re-Zoning \_\_\_\_\_
- Proposed \_\_\_\_\_
- Approval passed by P & Z Commission  
Date: \_\_\_\_\_ Agenda No. \_\_\_\_\_
- Approval passed by City Council  
Date: \_\_\_\_\_ Agenda No. \_\_\_\_\_