

City of University Park, Texas
Community Development Department Application
Phone 214-987-5411

Please check the appropriate box (1) below to indicate the type of action you are requesting:

- | | | |
|--|--|--|
| ☐ Amending Plat | ☐ Specific Use Permit | ☐ Planned Development - Development Plan |
| ☐ Replat | ☐ Zoning Change Request | ☐ Planned Development - Concept Plan |
| ☐ Final Plat | ☐ Special Sign District | ☒ Planned Development - Detailed Site Plan |
- PLEASE NOTE: **A land use statement is required for all zoning change requests, development plan/concept plan/detailed site plan reviews, and specific use permits. PLEASE COMPLETE PAGE 2 FOR THESE ITEMS****

SITE INFORMATION

Address (Location): 3531 Northwest Parkway Submittal Date: 2/12/18
Is there a previous project associated with this address/location? ☒ YES ☐ NO
If yes, what type of Project: SUP-74
Existing Zoning: D-2 Proposed Zoning: PD Lots: 21R
Existing Use: residential Proposed Use: water tower, cellular antennae
Legal Description of Subject Property (attach separate sheet if necessary) Lot 21R BLK 68 University Heights #7

APPLICANT INFORMATION

Applicant Name: Jessica Rees Company City of University Park
Address 3800 University Blvd City University Park State TX Zip 75205
Phone 214-987-5423 Fax _____ Email jrees@uptexas.org Cell _____
Property Owner (If different from applicant): City of University Park
Address _____ City _____ State _____ Zip _____
Phone _____ Fax _____ Email _____ Cell _____
Key Contact: Jessica Rees - Community Development Department
Phone 214-987-5423 Fax _____ Email jrees@uptexas.org Cell _____

Signature of Property Owner or Applicant (Sign and Print or Type Name)

SIGNATURE Jessica Rees
Print or Type Name: Jessica Rees

Known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledge to me that they executed the same for the purposes and consideration expressed and in the capacity therein stated.

Given under my hand and seal at office on this 12 day of February 2018.

Cecilia Mena Notary Public

(For Plat Applications Only)

***Notarized letter of authorization required if signature is other than the property owner.

I waive the statutory time limits in accordance with Section 212.009 of the Texas Local Government Code.

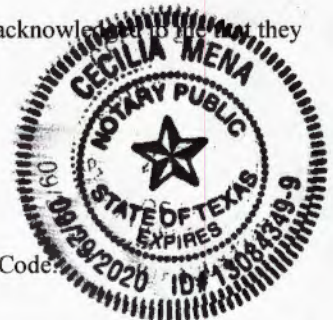
Signature: _____ Date: _____

Office Use Only:

Total Paid: _____

Payment Method: _____

Accepted By: _____



LAND USE STATEMENT: FOR ALL ZONING CHANGE REQUESTS, DEVELOPMENT PLAN/CONCEPT PLAN/DETAILED SITE PLAN REVIEWS AND SPECIFIC USE PERMITS. PLEASE PROVIDE SPECIFIC DETAILS OF THE PROPOSED PROJECT.

APPLICANT: Jessica Rees ADDRESS: 3531 Northwest Pkwy

See attached for land use statement.

Planned Development District Number 42- (PD-42)

3531 Northwest Parkway

Land Use Statement

The City of University Park requests creation of a Planned Development District to allow specific uses on the lot currently used for an elevated water storage facility of the City of University Park Water Department.

The specific uses requested include:

1. Maintenance and operation of an elevated water storage tank.
 - a. Setbacks---
 - i. Front yard – 51’
 - ii. Side yards – 6’
 - iii. Rear yard – 12.5’
 - b. Height ---
 - i. Water storage bowl – 175’
 - ii. Cellular Antennae – 100’
2. Installation, operation of cellular communication antennae by one or more providers.
 - a. Initial provider shall establish an antennae system mounted on the tower column at an elevation of approximately 89 feet above grade. Mounting shall be as required and approved by the City of University Park Public Works department.
 - b. Electrical power shall be provided and regulated through ground mounted equipment at the base of the tower within a space of 8’ x 14’ in dimension (112 square feet total).
 - c. Additional conditions may be imposed through lease agreements as executed under the authority of the City of University Park

General conditions

1. Site shall be fenced
2. Construction traffic access from Northwest Parkway only