



Pre-Development Meeting Request

423 W. Ferguson Street, Tyler, TX 75702

Building Services: 903-531-1151

Development Services: 903-531-1171

Planning: 903-531-1175

Send form to: pzsubmissions@tylertexas.com

Date _____

* Required

*Applicant _____ Address / City / State _____

Representative _____ *Contact Number _____

*Email Address _____ Fax Number _____

*Time Preference
(one hour timeslot 9, 10, or 11 AM) _____

Project Name _____ Proposed Use _____ Residential or Commercial _____

of Buildings _____ Total Sq Ft _____ # of Floors _____

Location Information

*Project Address _____ Site Acreage _____ Lot / Block _____

Subdivision _____

*Project Description _____

If this information below is unknown, please leave the space blank

Zoning _____

Historic District? Yes No Not Sure If yes, provide district name _____

Area Development Plan District _____



***Please check any topics that you wish to have discussed at the meeting:**

Zoning

- Review Current Zoning Regulation
- Building Setbacks
- Parking Requirements
- Screening Requirements
- Landscaping Requirements
- Signage

Platting

- Verify type of Plat required
- Preliminary Plats
- Minor Plats / Replats
- Easements
- Vacation Procedure

Roadway Improvements

- City Standards & Requirements
- Sidewalks
- Traffic Impact Analysis (TIA)
- Ingress & Egress
- Master Street Plan

Drainage

- City Requirements
- Drainage Study Requirements
- FEMA Flood Plain

Water and Sewer

- Verify Existing Lines and Capacity
- Water & Sewer Studies
- Community Facilities Requirements
- Taps / Meters

Tree Preservation

- Lanscaping Site Requirements
- Bufferyards
- Credits

Building Code

- Occupancy Class
- Exit Requirements
- Adopted Code Books

Fire

- Fire Lanes / Turning Radii
- Hydrants / Hose Lengths
- Sprinkler & Alarms
- Hazardous Materials
- Security Gates
- Fire Access
- Addressing

Other Questions

For the Pre-Development Meeting to be most effective, please email PDF copies of available drawings:

- Conceptual Plans
- Sketches
- Maps
- Site plans
- Building Plans

Send Form