



Plat Review & Overall Development Process Overview

3



Submit construction bids, performance bond & 2% road fee prior to construction

2



Submit engineering plans to County Engineer's Office prior to plat submittal.

1



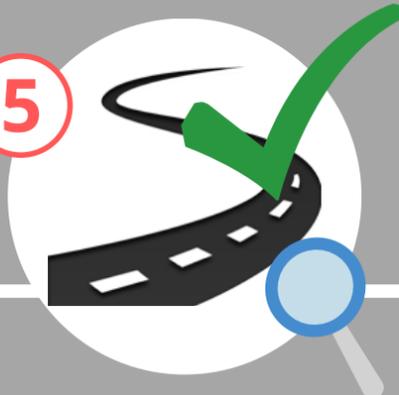
Schedule pre-application meeting with staff (highly recommended).

4



After engineering approval of civil plans, begin construction of infrastructure. If none, go to Step 6. Staff will determine if a plat is applicable to your situation.

5



After completion of infrastructure & final inspection approval, secure a 2-year maintenance bond and turn in with plat application.

7



Staff reviews the plat, submits comment, and any public notices, as required.

6



Submit plat on application submittal date. *

8



Plat taken to Commissioners' Court for action.

9



Once approved & all conditions met, plats are signed and filed in County Clerk's Office. ***

10



Secure a development permit prior to construction. At the end of 2-year maintenance bond, another inspection needed to release the bond. Official county maintenance begins upon compliance.

NOTES:

* Staff has 30 days to review and act on the plat.

** If plat comments have not been fully addressed, staff will recommend disapproval with an explanation.

*** Official filing with County Clerk can take up to 7-10 business days after plat approval.

This flowchart is not meant to be all-encompassing and is intended to serve as a general guide and for informational purposes only. Please visit our website at ellispermits.com or contact staff for additional information on regulations, processes, fees, etc.