



AGENDA ITEM SUMMARY FORM (Revised)

MEETING DATE: April 6, 2023

PREPARED BY: Otis T. Spriggs, AICP, Director of Development Services

AGENDA CONTENT: Discussion and possible action on a Final Plat for Riverwood Ranch Section 3. The proposed final plat consists of approximately 73 single family residential lots on approximately 35.62 acres and is generally located north of Hospital Drive between N. Downing Street to the west and Buchta Road to the east.

AGENDA ITEM SECTION: Regular Agenda Item

BUDGETED AMOUNT: N/A

FUNDS REQUESTED: N/A

FUND: N/A

EXECUTIVE SUMMARY:

The subject property consists of approximately Final Plat for Riverwood Ranch Section 3. The proposed final plat consists of approximately 73 single family residential lots on approximately 35.62 acres and is generally located north of Hospital Drive between N. Downing Street to the west and Buchta Road to the east. Riverwood Ranch Section 3 consists of 73 lots, 4 blocks and 5 reserves, being a portion of a called 73.74 acre tract located in the Theodore S. Lee Survey, abstract No. 318, City of Angleton, Brazoria County, Texas.

The permitted lot sizes and density for the Riverwood Ranch project were established as part of an ordinance (ORD. 20200609-006) approving the Planned Development zoning on the property. That ordinance was subsequently amended by ORD. 20200112-014; to include agricultural uses to allow the property owner to obtain an agricultural exemption on the undeveloped portion of the property.

STAFF REVIEW

The City Engineer has reviewed the submitted the Riverwood Ranch Subdivision, Section 3, and the listed (10) comments have been addressed by the applicant since this agenda posting. The comments found in the review were minor and are primarily textual/formatting items noted for correction. Staff has cleared the noted comments.

RECOMMENDATION:

The Planning and Zoning Commission approves the Riverwood Ranch Subdivision, Section 3 final Plat, and recommends it to City Council for final action.