



Planning and Zoning Commission

Planning Department Staff Report

Planning and Zoning Commission Meeting:

April 25, 2023

Project No:

SUB2023-0010

Project Planner:

Tory Carpenter, AICP – Planning Director

Item Details

Project Name:

Caliterra Phase 5 Section 13 Preliminary Plat

Property Location:

Bridge Water Cove at Kelsey Lane

Legal Description:

4.898 acres, out of the Philip A Smith Survey

Applicant:

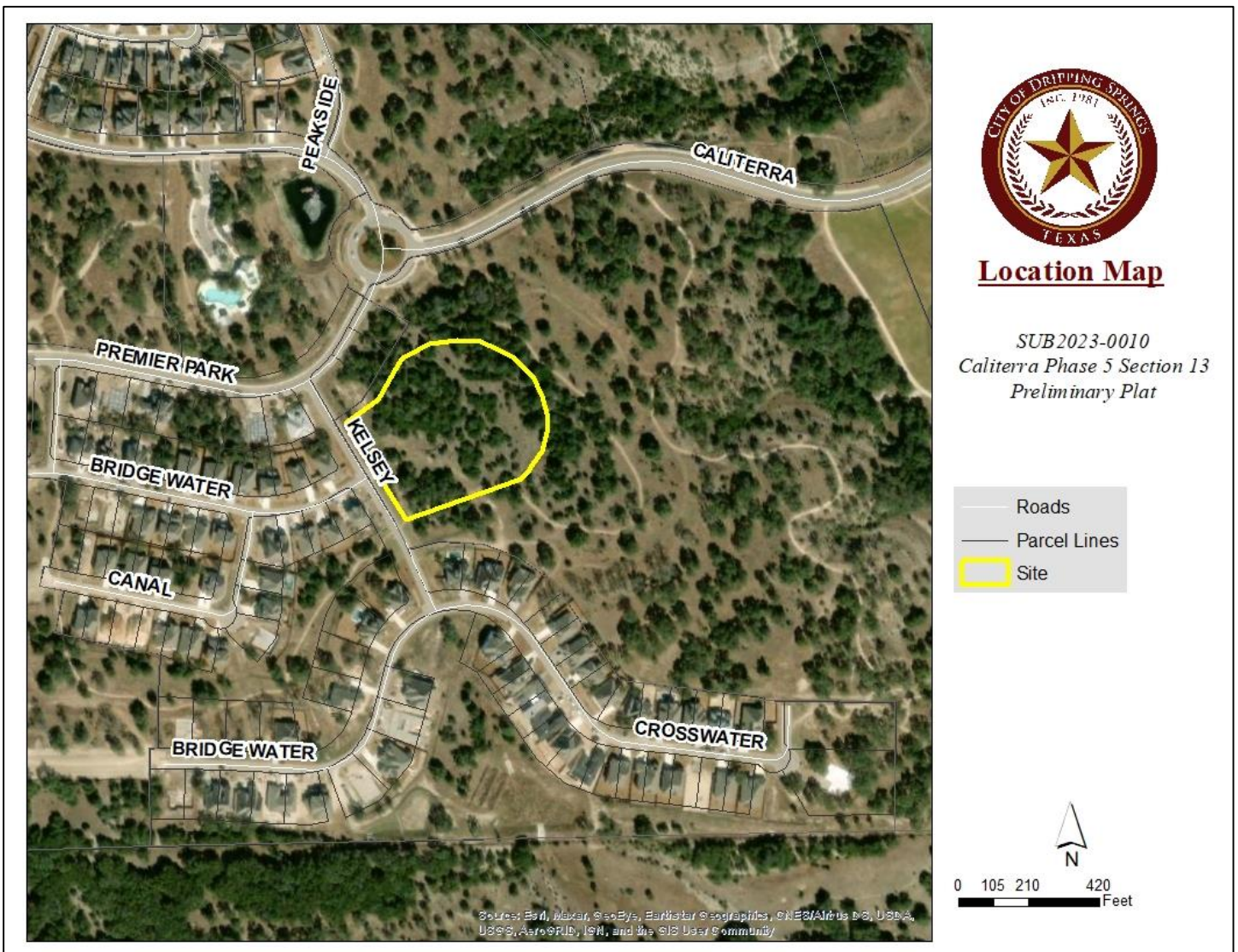
Bill E. Couch, Carlson Brigrance and Doering, Inc.

Property Owner:

Development Solutions CAT, LLC

Staff recommendation:

Denial of the Preliminary Plat based on outstanding comments



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Overview

This final plat consists of 11 single-family lots.

Access and Transportation

Primary access to the subdivision will be through Caliterra Parkway.

Site Information

Location: Caliterra Parkway and Crosswater Lane

Zoning Designation: ETJ / Caliterra Development Agreement

Property History

The restated Caliterra development agreement was approved in 2018.

Recommendation

Bridge Water Cove at Kelsey Lane

Attachments

Exhibit 1 – Subdivision Application

Exhibit 2 – Caliterra Phase 5 Section 13 Preliminary Plat

Exhibit 3 – Outstanding Comments Letter

Recommended Action	Denial of the Plat with the outstanding comments.
Alternatives/Options	N/A
Budget/Financial impact	N/A
Public comments	No comments have been received at the time of the report.
Enforcement Issues	N/A
Comprehensive Plan Element	N/A