

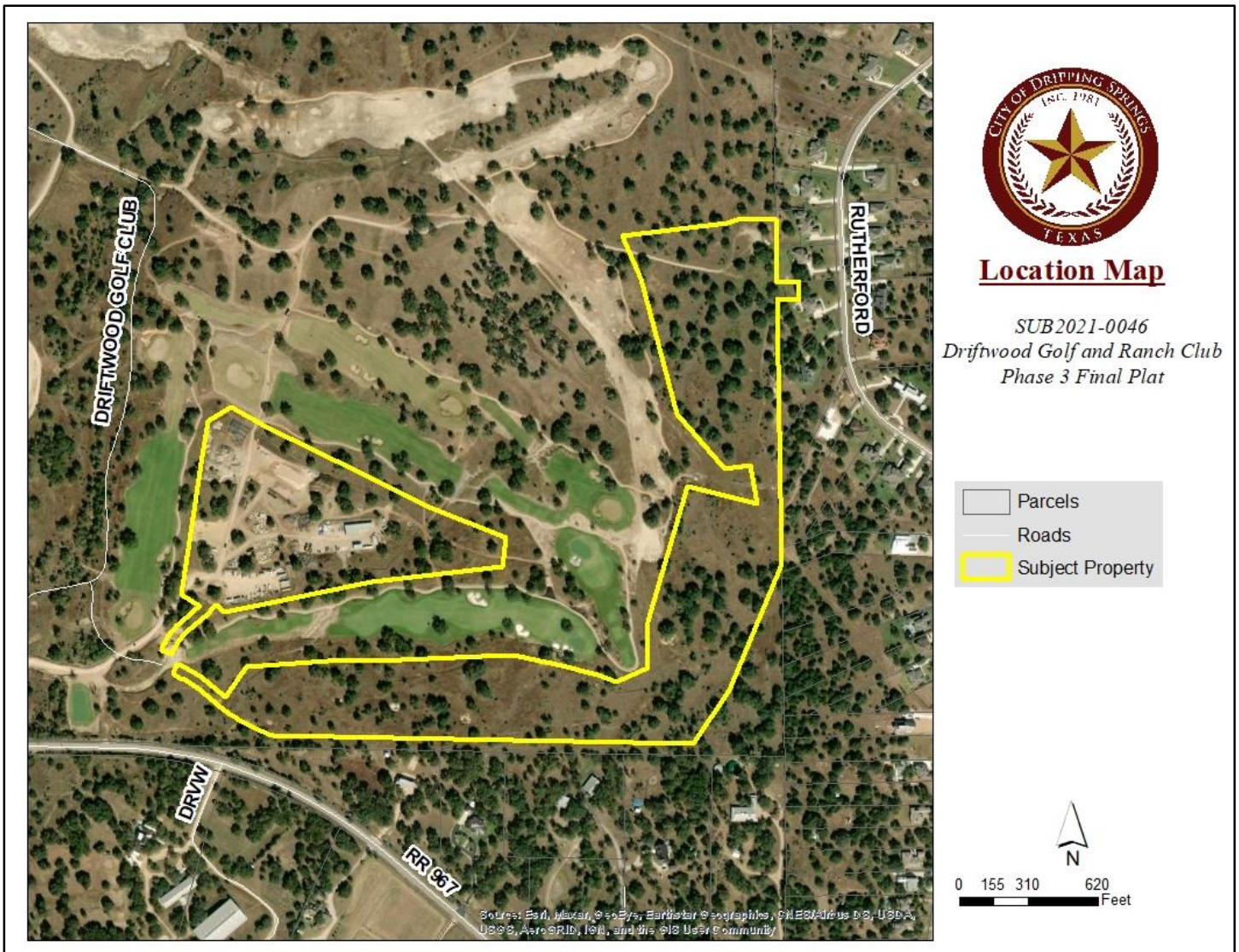


Planning & Zoning Commission Planning Department Staff Report

P&Z Meeting: November 9, 2021
Project Number: SUB2021-0046
Project Planner: Tory Carpenter, Senior Planner

Item Details

Project Name: Driftwood Golf and Ranch Club Phase 3
Property Location: Driftwood Ranch Drive
Legal Description: 56.33 acres out of the Freelove Woody Survey.
Applicant: Adrian Rosas, TRE & Associates
Property Owner: Esperanza 104, LLC
Request: A residential final plat.



Planning Department Staff Report

Overview

The applicant is requesting approval of a final plat consisting of 30 residential lots.

Action Requested

Conditional approval.

Site Information

Location:

Driftwood Ranch Drive

Zoning Designation: ETJ (Driftwood Development Agreement)

Property History

This plat was disapproved by the Planning & Zoning Commission on September 14, 2021 to address comments.

Recommendation

Staff is recommending approval with the following conditions:

1. Fill in the document number for the Driftwood Minor Plat.
2. Record the easement documents for the Temporary Fire Turn Around easement shown and fill in recording number.
3. The Final Plat cannot be approved until either; construction of Public Infrastructure must be complete and accepted by the Jurisdiction that will own it; OR Fiscal Surety is posted and approved by the Jurisdiction that will own the Public Infrastructure.

Attachments

Exhibit 1 – Plat

Exhibit 2 - Application

Recommended Action:	Approval with the following condition: Staff is recommending approval with the following conditions: <ol style="list-style-type: none">1. Fill in the document number for the Driftwood Minor Plat.2. Record the easement documents for the Temporary Fire Turn Around easement shown and fill in recording number.3. The Final Plat cannot be approved until either; construction of Public Infrastructure must be complete and accepted by the Jurisdiction that will own it; OR Fiscal Surety is posted and approved by the Jurisdiction that will own the Public Infrastructure.
Budget/Financial Impact:	All fees have been paid.
Public Comments:	None Received at this time.
Enforcement Issues:	N/A