



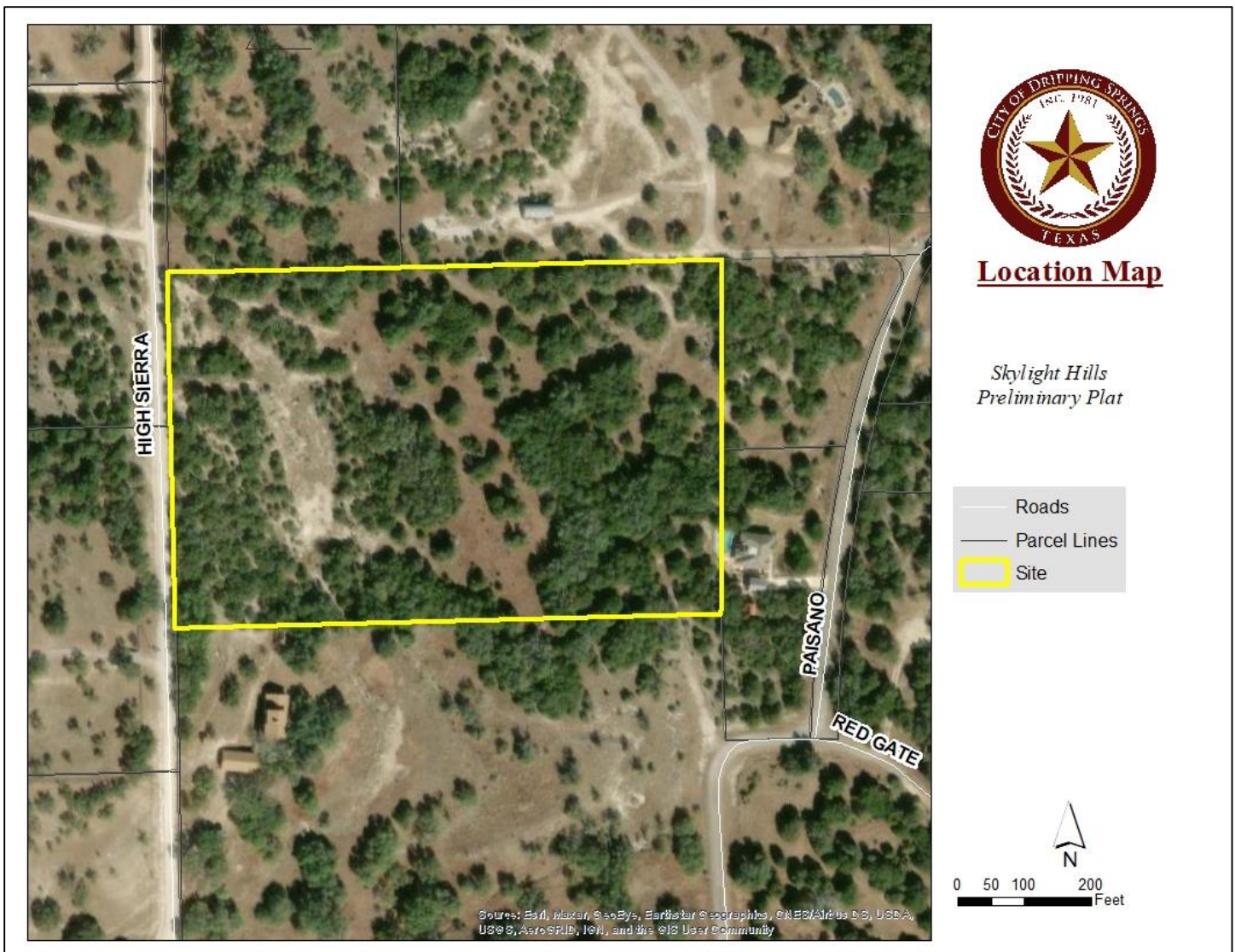
# Planning and Zoning Commission

## Planning Department Staff Report

**Planning and Zoning Commission Meeting:** March 28, 2023  
**Project No:** SUB2023-0005  
**Project Planner:** Tory Carpenter, AICP – Planning Director

### Item Details

**Project Name:** Skylight Hills Preliminary Plat  
**Property Location:** 13001 High Sierra  
**Legal Description:** 10.00 acres out of the S.F.I.W Survey  
**Applicant:** Al Carroll, Jr., Tri-Tech Engineering  
**Property Owner:** Logan Middleton, Frame Middleton, LLC  
**Staff recommendation:** Denial of the Preliminary Plat to address comments.



# Planning Department Staff Report

---

## Overview

This final plat consists of 11 single family lots in the ETJ. The developer will construct a new dead-end street to access the lots.

## Site Information

**Location:** Thurman 13001 High Sierra

**Zoning Designation:** ETJ

## Recommendation

Denial to allow the applicant to address comments.

## Attachments

Exhibit 1 – Subdivision Application

Exhibit 2 – Preliminary Plat

Exhibit 3 – Outstanding Comments

Recommended Action	Denial of the Plat
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