



Planning and Zoning Commission

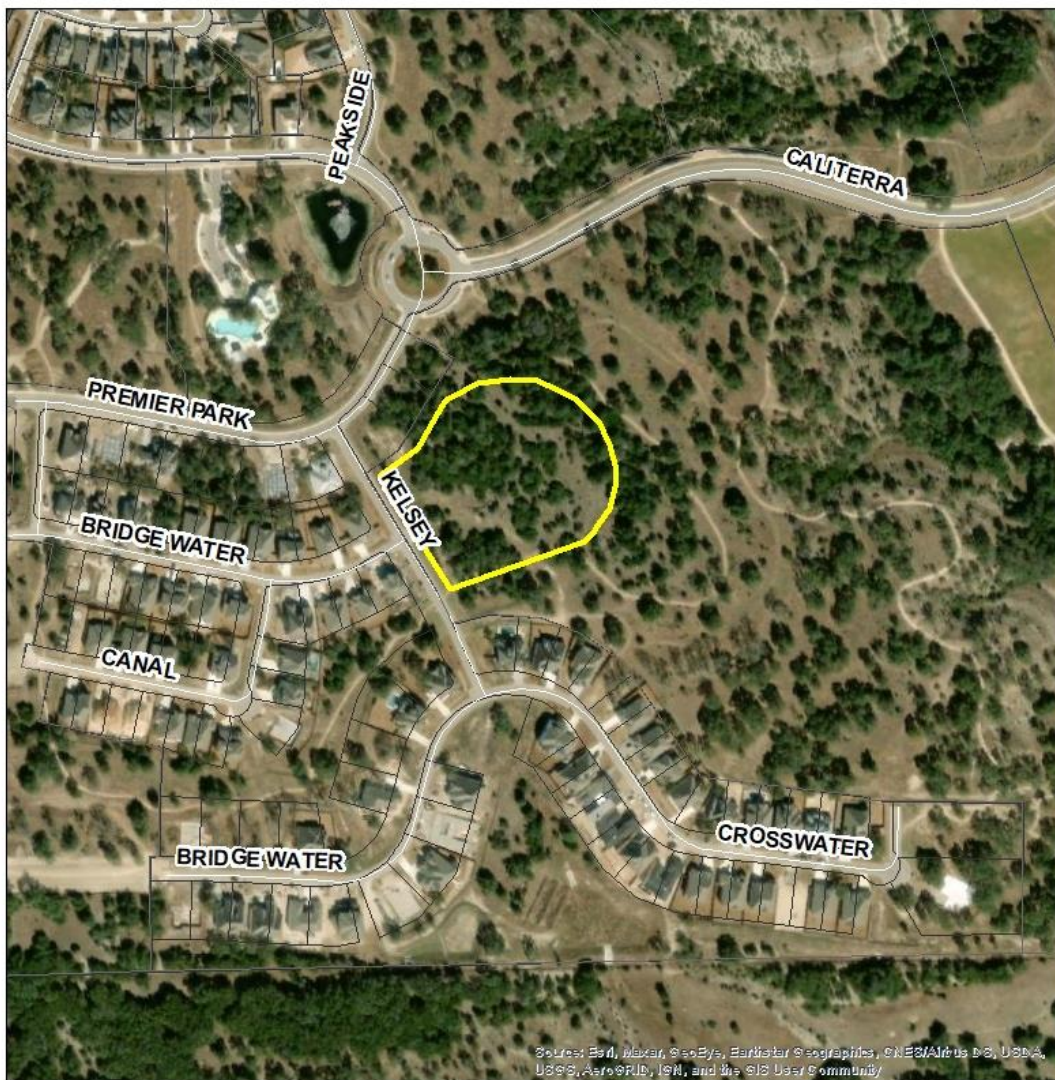
Planning Department Staff Report

Planning and Zoning Commission Meeting: May 23, 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

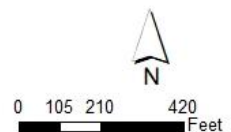
Staff recommendation: Approval of the Preliminary Plat



Location Map

SUB2023-0010
Caliterra Phase 5 Section 13
Preliminary Plat

- Roads
- Parcel Lines
- Site



Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

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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

Recommended Action	Approval 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