



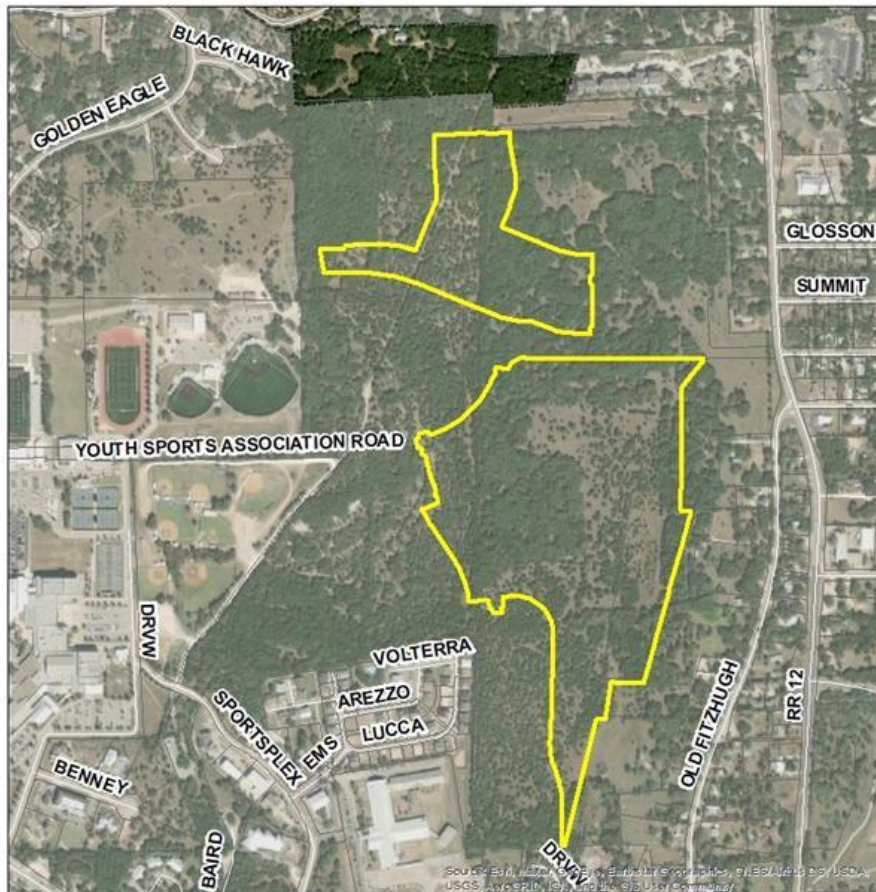
# Planning & Zoning Commission Planning Department Staff Report

**P&Z Meeting:** October 24, 2023  
**Project Number:** SUB2021-0065  
**Project Planner:** Tory Carpenter, AICP - Planning Director

## Item Details

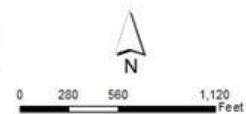
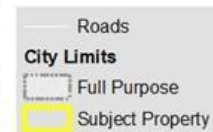
**Project Name:** Heritage Phase 2 Final Plat  
**Property Location:** Between Sportsplex Road and Ranch Road 12  
**Legal Description:** 69.999 Acres out of the Philip A. Smith & C.H. Malott Surveys.  
**Applicant:** Sarah Mays, P.E.; Kimley-Horn  
**Property Owner:** M/I Homes of Austin, LLC  
**Staff Recommendation:** Approval with the Following Condition:

1. Label the width of the Wastewater Easement within lot 1, Block P.



## Location Map

*SUB2021-0065  
Heritage Phase 2  
Final Plat*



# Planning Department Staff Report

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## Overview

The applicant is requesting approval of a final plat consisting of 160 residential lots. The final plat is consistent with the

## Action Requested

Approval of the final plat.

## Site Information

### Location:

Between Sportsplex Road and Ranch Road 12.

**Zoning Designation:** PDD #5

## Property History

The preliminary plat was approved by the Planning & Zoning Commission in August 2020.

This final plat is the second of four phases.

## Recommendation

Staff recommends approval with the following condition:

1. Label the width of the Wastewater Easement within lot 1, Block P.

## Attachments

Exhibit 1 – Plat

Exhibit 2 – Application

Recommended Action:	Approval with the condition listed above.
Budget/Financial Impact:	All fees have been paid.
Public Comments:	None Received at this time.
Enforcement Issues:	N/A