



MEETING DATE: February 24, 2025

PRESENTED BY: Xavier Cervantes, Director of Planning

AGENDA ITEM: Preliminary & Final Plat Approval Subject To Conditions: Trosper Creek Subdivision, Being a 8.21 gross acre tract of land, more or less, out of portion of Lots 38, 43, and a portion of a 40.0-foot strip of land claimed fee simple lands held by United Irrigation District located between said Lots 38 & 43, all out of Bell-Woods Co.'s Subdivision "C", R-2, Developer: Raymundo Platas, Engineer: Salinas Engineering & Assoc. - Cervantes

NATURE OF REQUEST:

On February 19, 2024, the Planning and Zoning Commission held a Public Hearing to consider the Preliminary & Final Plat Approval for Trosper Creek Subdivision. The subject site is located at approximately 660' North of Mile 2 North Road along the East side of Trosper Road. There was no public opposition during the P&Z Meeting. The board unanimously recommended approval.

BUGETED: Yes / No / N/A **FUND:** _____ **ACCT. #:** _____

BUDGET: \$ _____ **EST. COST:** \$ _____ **CURRENT BUDGET BALANCE:** \$ _____

BID AMOUNT: \$ _____

STAFF RECOMMENDATION: Staff recommends approval subject to: 1.) Payment of Capital Recovery Sewer Fee; 2) Payment of Park Fee; 3) Water District Exclusion; 4) Conveyance of Payment of Water Rights; 5) Approval of the infrastructure from the different city departments as per approved construction plans; and 6) Approval of the variance to have a 5' side setback instead of the required 6'.

Departmental Approval: N/A

Advisory Board Recommendation: N/A

City Manager's Recommendation: Approval *MRP*

RECORD OF VOTE: **APPROVED:** _____

DISAPPROVED: _____

TABLED: _____

_____ AYES

_____ NAYS

_____ DISSENTING _____