



## PLANNING

**To:** Planning & Zoning Commission

**Item No. 3I**

**From:** Doug Braches, Planner

**Through:** David Soto, Planning Manager

**Re:** Planning & Zoning Commission Meeting – July 18, 2023

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**Agenda Item:**

Consider and act upon a request for a Final Plat for Teel 380 Addition, Block A, Lot 3, 2.0± acres, located north of US-380 and west of South Teel Parkway. The property is zoned Planned Development-40 (PD-40) Windsong Ranch. (DEVAPP-23-0086)

**Description of Agenda Item:**

The purpose of this Final Plat is to dedicate easements necessary for development on Lot 3. The Final Plat conforms to the Planned Development-40 (PD-40) development standards.

As a companion item, the Site Plan (DEVAPP-23-0088) for a Restaurant and Retail Store is also on the July 18, 2023 agenda.

**Attached Documents:**

1. Location Map
2. Final Plat

**Staff Recommendation:**

Staff recommends approval of the Final Plat, subject to:

1. Town staff approval of all additions and/or alterations to the easements and dedications on the Final Plat.