



PLANNING & ZONING COMMISSION COMMUNICATION

DATE: June 10, 2024

FROM: Ramie Hammonds, Development Services Director

AGENDA ITEM: Consideration and possible action on the Preliminary Plat of Lane Ranch, being approximately 303.412 acres of land described as A0029A R. BEEBE, TR 65(PT), OLD DCAD SHT 2, TR 4, A0029A R. BEEBE, TR 57, OLD DCAD SHT 2, TR 5, A0029A R. BEEBE, TR 60, OLD DCAD SHT 2, TR 7, A0029A R. BEEBE, TR 61, OLD DCAD SHT 2, TR 8, A0029A R. BEEBE, TR 56B, OLD DCAD SHT 2, TR 3, A0029A R. BEEBE, TR 56, OLD DCAD SHT 2, TR 3 within the City of Sanger, and generally located south of FM 455 and east of Indian Lane.

SUMMARY:

- The applicant is proposing to create 956 residential lots, 130 townhome lots, 27 HOA lots, and 3 commercial lots.
- The property is under the Lane Ranch Planned Development.
- There are two existing houses on the site which will be removed.
- The development will have access from FM 455, Indian Lane, and Willow St.
- This development is located in the City of Sanger.
- The property will be served by City of Sanger Water, Sewer, Electric, and CoServ Electric.

FISCAL INFORMATION:

Budgeted: N/A

Amount: N/A

GL Account: N/A

RECOMMENDED MOTION OR ACTION:

Staff recommends APPROVAL with the condition all comments are satisfied prior to City Council approval.

ATTACHMENTS:

Location Map
Preliminary Plat
Application
Letter of Intent
Planning Comments
Engineering Comments