



## Legislation Text

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**File #:** FP16-0010, **Version:** 1

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### **Planning Report**

**FP16-0010 / Ryan Meadows, Phase 2**

**City Council District 4**

**Planning & Zoning Commission**

**March 22, 2017**

### **REQUEST:**

Consider a request by DR Horton for approval of a Final Plat of Ryan Meadows, Phase II. The 37.75 acre site is generally located 650 feet south of West Ryan Road, along Creekdale Drive. (FP16-0010, Ryan Meadows, Phase II, Julie Wyatt).

### **ZONING:**

Neighborhood Residential 3 (NR-3) District

### **NUMBER OF LOTS:**

141 residential lots and 8 open space lots

### **BACKGROUND:**

The purpose of the final plat is to subdivide the property into 141 residential lots and 8 open space lots for a single-family residential development. The proposed final plat conforms to the approved preliminary plat (PP14-0009).

### **STAFF RECOMMENDATION:**

The technical requirements of the plat have been met, and the plat is in order as submitted. The proposed plat complies with all subdivision regulations, and staff recommends approval.

### **EXHIBITS:**

- Plat

Respectfully submitted:  
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Development Review Committee Administrator

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