



## Legislation Text

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**File #:** FP17-0018, **Version:** 1

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### **Planning Report**

**FP17-0018 / Hercules West Addition**

**City Council District 2**

**Planning & Zoning Commission**

**September 13, 2017**

### **REQUEST:**

Consider a request by Sherman Crossing Development LLC for approval of a Final Plat of the Hercules West Addition, Phase 2B, Lots 1-4 of Block A, Lots 9-26 of Block 21, Lots 5-16 of Block 22, and Lots 7-12 of Block 23. The 6.85 acre site is generally located on the north side of Hercules Lane approximately 1700 feet west of Sherman Drive. (FP17-0018, Hercules West Addition, Hayley Zagurski).

### **ZONING:**

Neighborhood Residential 6 (NR-6) District

### **NUMBER OF LOTS:**

Forty (40) residential lots

### **BACKGROUND:**

The purpose of this plat is to create 40 residential lots from a previously unplatted tract of land. The property is also being preliminary platted, and this final plat includes only the lots within Phase I of the Hercules West development.

### **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:**

- Final Plat

Respectfully submitted:  
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