

**TECHNICAL REVIEW PLAT REQUIREMENTS
REGULAR PLANNING COMMISSION MEETING
December 13, 2017**

Project: 17PL1108

RANCHO VISTA PHASE II (PRELIMINARY – 65.21 ACRES)

Located south of Yorktown Boulevard and east of Fred's Folly.

Applicant: Gulfway Shopping Center

Engineer: Urban Engineering

The applicant proposes to plat the property in order to develop a residential development. The submitted plat satisfies the requirements of the Unified Development Code and State Law. The Technical Review Committee recommends approval of the preliminary plat with a condition to increase the hammerhead widths of the Taylan Lane and Bayley Lane from 35 feet to 50 feet.