

**TECHNICAL REVIEW PLAT REQUIREMENTS
REGULAR PLANNING COMMISSION MEETING
April 15, 2026**

PL9196

Replat – GATEWAY PARK

Lot 15C Block 5

(0.086 Acres)

(District 4) Generally located at 1118 Nagle Street, north of Knickerbocker Street, south of South Padre Island Drive, east of O'Connell Street, and west of Laguna Shores Boulevard.

Zoned: RM-1

Owners: Toscanna Bay Custom Homes LLC

Surveyor: Brister Surveying

The applicant proposes to replat to obtain building permit for construction. All Technical Review Committee comments have been addressed. The submitted Replat complies with the requirements of the Unified Development Code and State law. Staff recommends **approval**.