

**TECHNICAL REVIEW PLAT REQUIREMENTS**  
**REGULAR PLANNING COMMISSION MEETING**  
**July 23, 2025**

PL8566

**PRELIMINARY PLAT- Oso Ranch Unit 1B**  
(16.73 Acres)

(District 4) Generally located at 2449 Flour Bluff Drive, south of Purdue Road and west of Flour Bluff Drive.

Zoned: RS-6

Owner: Grangefield Development LLC

Surveyor: Munoz Engineering

The applicant proposes to plat the property to develop residential lots. The submitted Preliminary Plat satisfies the requirements of the Unified Development Code and State Law. The Technical Review Committee recommends **Approval**.