

**TECHNICAL REVIEW PLAT REQUIREMENTS
REGULAR PLANNING COMMISSION MEETING
February 19, 2025**

PROJECT: PL8571

WATER BEACH ADDITION, BLOCK 6, LOTS 1A & 2A (REPLAT OF 2.23 ACRES)

Located south of Starr Street & west of N Shoreline Boulevard.

Zoned: CBD & CR-1

Owner: SHORELINE INVESTMENTS, INC.

Surveyor: YORK ENGINEERING

The applicant proposes to plat the property to develop 2 lots. The submitted Non-Public Notice Replat satisfies the requirements of the Unified Development Code and State Law, and the Technical Review Committee recommends approval. Recordation is pending satisfactory completion of UDC Review Criteria for 3.11.4.