

**TECHNICAL REVIEW PLAT REQUIREMENTS
REGULAR PLANNING COMMISSION MEETING
MAY 27, 2020**

PROJECT: 20PL1038

GATEWAY PARK, BLOCK 5, LOTS 14A & 14B (FINAL REPLAT -0.172 ACRES)

Located south of South Padre Island Drive and west of Nagle Street.

Zoned: RM-1

Owner: Toscana Bay Custom Homes, LLC

Engineer: Hayden Surveying, Inc.

The applicant proposes to replat the property to subdivide one lot into two lots for a townhome development.. The submitted plat satisfies the requirements of the Unified Development Code and State Law and the Technical Review Committee recommends approval. All comments requiring resolution prior to Planning Commission approval have been addressed.