

**TECHNICAL REVIEW PLAT REQUIREMENTS  
REGULAR PLANNING COMMISSION MEETING  
MAY 15, 2019**

PROJECT: 19PL1004

**THE PRESERVE AT MUSTANG ISLAND UNIT 2 (FINAL – 27.74 ACRES)**

Located east of State Highway 361 and north of Zahn Road.

Zoned: RM-AT/PUD

Owner: Coastal Bend Bays & Estuaries & Tortuga Dunes Holding Co., LLC

Engineer: Hanson Professional Services, Inc.

The applicant proposes to subdivide land into 7 lots, of which 2 lots will be combined lots from a prior plat and made into a conservation area, and another lot will serve as a private street with access easement. 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.