



City of Pflugerville

Legislation Details (With Text)

File #: 2023-0146 **Version:** 1 **Name:** Village at Wells Branch Final Plat
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File created: 1/31/2023 **In control:** Planning and Zoning Commission
On agenda: 2/6/2023 **Final action:**
Title: Approving a Final Plat for Village at Wells Branch, a 6.31- acre tract of land out of the Alexander Walters Survey, Section 67, Abstract No. 791, in Pflugerville, Texas. (2022-18-FP)

Sponsors:

Indexes:

Code sections:

Attachments: 1. Staff Report, 2. Final Plat, 3. Location Map

| Date | Ver. | Action By | Action | Result |
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| 2/6/2023 | 1 | Planning and Zoning Commission | | |

Approving a Final Plat for Village at Wells Branch, a 6.31- acre tract of land out of the Alexander Walters Survey, Section 67, Abstract No. 791, in Pflugerville, Texas. (2022-18-FP)

The subject property is located generally southwest of the Dessau Road and Wells Branch Parkway intersection along the south side of Wells Branch Parkway. This property is addressed as 1305 East Wells Branch Parkway. The final plat proposes the division of Lot 3 which totals 6.31- acres and establishes 4 lots labeled 3A-3D. Lots 3A-3C total 4.2- acres that will be used as commercial/retail. Lot 3D is planned to be a drainage easement consisting of 1.45- acres. The remaining .66- acres is right of way. Water and wastewater will be provided by the City of Pflugerville. The lots will be commercial/retail and thus do not require parkland dedication.

The preliminary plan meets minimum state and local requirements, and staff recommends approval.

Samantha Fleischman, Planner I

ATTACHMENTS:

- General Location Map
- 2022-18-FP Staff Report
- 2022-18-FP Final Plat