



# City of Pflugerville

## Legislation Text

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**File #:** 2016-5202, **Version:** 1

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Approving a Revised Preliminary Plan for a Resubdivision of Lot 1B of the Pflugerville Community Development Corporation Renewable Energy Park; a 3.830-acre tract of land out of the William Caldwell Survey, Abstract No. 162, in Pflugerville, Texas. (PP1607-01)

The Renewable Energy Park subdivision consists of 167 acres of land zoned Urban Center Level 5 (CL5) district, located southwest of the E. Pecan St. and SH 130 intersection. The proposed revision concerns Lot 1B, a 3.830-acre lot located in the northwestern portion of the original subdivision, with frontage along Impact Way, Helios Way, and Sun Light Near Way. The proposed revision divides Lot 1B to create Lots 1B and 1C. A proposed extension of a 6-inch wastewater line along the south side of Lot 1B from Impact Way is proposed to serve Lot 1C. No adjustments are needed or proposed to water infrastructure to serve the proposed lots. The preliminary plan revision was required in order to identify how the required public wastewater line extension to serve Lot 2C was planned.

The proposed subdivision meets the minimum requirements and staff recommends approving the Revised Preliminary Plat for a Resubdivision of Lot 1B of the Pflugerville Community Development Corporation Renewable Energy Park.

Jeremy Frazzell, Senior Planner