

October 25, 2016

Preliminary Plat: Edgestone at Legacy North (PP16-0004)
Owner(s): HT Stonebrook Land 1, LP

DESCRIPTION:

113 Patio Home lots, 144 Single Family-7 lots, 39 Single Family-8.5 lots and nine Homeowners' Association lots on 95.6± acres on the northwest corner of Legacy Drive and Stonebrook Parkway. Zoned Planned Development-167-Single Family-10/Single Family-8.5/Single Family-7/Patio Home. Neighborhood #41. KM

REMARKS:

Access: Access is provided from Stonebrook Parkway, 4th Army Drive and Legacy Drive.

Street Stubs: A street stub is provided with the extension of Plumley Road.

Screening: A screening wall and landscaping are provided adjacent to Stonebrook Parkway, 4th Army Drive and Legacy Drive where lots back to the street. There are also open space lots along Stonebrook Parkway and 4th Army Drive where thoroughfare screening is not required.

Tree Preservation: There are no protected trees being removed on site.

Landscape Plan: Landscape plans for the screening wall and trees within the landscape edge along Stonebrook Parkway will be submitted with the construction plans.

Open Space: Open space is provided in accordance with the Planned Development standards and exhibits.

Additional Information: The plat complies with Planned Development-167 standards.

RECOMMENDATION:

Recommended for approval subject to:

1. Staff approval of a Landscape Plans; and
2. Additions and/or alterations resulting from Engineering Services' review of construction plans.