

SUBDIVISION REVIEW SHEET

C8

CASE NO: C8-06-0120.3A

ZAP DATE: June 15, 2010

SUBDIVISION NAME: Stirling Bridge Section 3 Final Plat

AREA: 13.203 Acres

LOTS: (53)

APPLICANT: Centex Homes
(Steve Ashlock)

AGENT: Stanley Consultants Inc.
(Christine Potts)

ADDRESS OF SUBDIVISION: Harris Branch Parkway at Adair Drive

GRIDS: Q29, Q30

COUNTY: Travis

WATERSHED: Harris Branch

JURISDICTION: Full Purpose

EXISTING ZONING: SF-2, PUD

MUD: COA

PROPOSED LAND USE: Single Family, ROW

ADMINISTRATIVE WAIVERS: None

VARIANCES: None

SIDEWALKS

Sidewalks will be provided on both sides of all internal streets and the subdivision side of all boundary streets.

DEPARTMENT COMMENTS:

The request is for approval of the above referenced final plat out of an approved preliminary plan. The subdivision is composed of 52 lots on 13.2 acres for proposed single-family residential use and one lot for open/space/drainage easement. The lots will take access via the internal street network. The tract is located on the west side of Harris Branch Parkway between Farmhaven rd. and Parmer Ln. The City of Austin will provide water service and wastewater service as well as electric service. Parkland dedication requirements have been satisfied in accordance with the PUD land use plan. The developer will be responsible for all costs associated with any required improvements.

STAFF RECOMMENDATION:

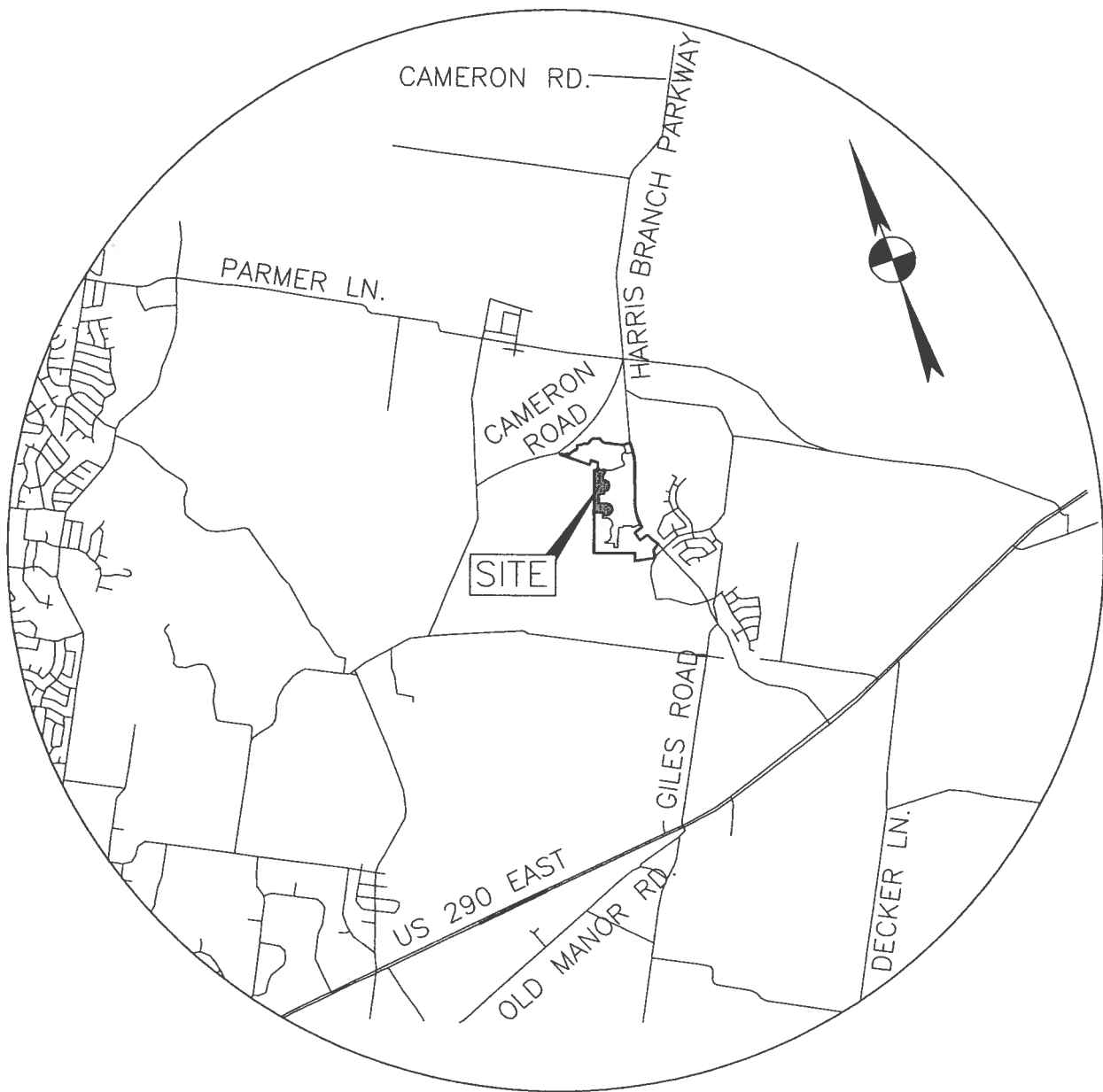
The staff recommends approval of the final plat. The plat meets all applicable State and City of Austin LDC requirements.

ZONING AND PLATTING COMMISSION ACTION:

CASE MANAGER:

e-mail: don.perryman@ci.austin.tx.us

PHONE: 974-2786



VICINITY MAP

N.T.S.

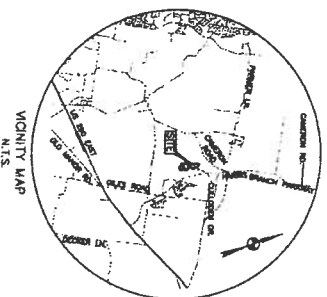
GRID NUMBER: Q30

MAPSCO PAGE NUMBER: 528



SUBDIVISION LOT SUMMARY	
SINGLE FAMILY LOTS	= 5
OPEN SPACE/D.E.	= 1
TOTAL LOTS	= 5
TOTAL ACREAGE = 13.203 AC.	

ROAD SUMMARY	
ADAIR DRIVE	50' ROW = 1395'
GRAMMAN COVE	50' ROW = 240'
MAVER DRIVE	50' ROW = 260'
TOTAL LENGTH OF ROADS	= 1895'



N.T.S.

EVELYN J. REMBERT
OCC. H. REMBERT
(7.27 AC.)
Vol. 13120, Pg. 356
T.C.R.P.R.

REMAINING LANDS
CENTEX HOMES
(134.555 ACRES)
DOC. NO. 200700249
O.P.R.T.C.

18
BLOCK "F"
OPEN SPACE &
DRAINAGE EASEMENT

STIRLING BRIDGE
SECTION ONE
DOC. NO. 200700249
O.P.R.T.C.

LINE TABLE		
LINE	LENGTH	BEARING
L1	91.15	S62.18°E 2.3°
L2	124.25	S44.04°E 1.6°
L3	65.64	S82.38°E 1.3°
L4	109.05	N73.53°E 3.3°
L5	18.89	N62.81°E 4.2°
L6	80.00	S72.41°E 1.8°
L7	115.50	S18.51°E 1°
L8	115.50	S60.43°E 7°
L9	103.67	N60.30°E 4.7°
L10	93.09	N62.81°E 3.3°

LINE TABLE		
LINE	LENGTH	BEARING
111	90.84	N2719.34 E
112	45.00	N2741.01 E
113	125.00	S8718.42 E
114	96.23	S2741.18 W
115	93.11	S8719.53 E
116	94.41	S8130.47 E
117	134.96	S26112.08 E
118	134.85	S1720.56 W

LEGEND

BLOCK "F"
OPEN SPACE &
DRAINAGE EASEMENT

STIRLING BRIDGE
SECTION ONE
DOC. NO. 200700249
O.P.R.T.C.

STIRLING BRIDGE
SECTION TWO
DOC. NO. 2009000

WATER QUALITY/
DETENTION POND &
DRAINAGE EASEMENT

Stanley Consultants INC



28.15 Aardvark Eats Snake Skin, And
And Aardvark Eats Snake Skin

Scale 1-100 Date 07/23/08	SH-ETT 1 OF 3
Doc: Z:\0248 ETRM00 BROOD	
Drawn by LAM	
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Approved by: PAS Project No.: 10248.03.20	