

C3
1

SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2011-0107

Z.A.P. DATE: January 3, 2012

SUBDIVISION NAME: Reserve at Lynnbrook Preliminary Plan (A Small Lot Subdivision)

AREA: 11.563 acres

LOT(S): 35 total lots

OWNER/APPLICANT: Boyce R. Brown

AGENT: Waterloo Development (C. Blackburn)

ADDRESS OF SUBDIVISION: Lynnbrook Drive

GRIDS: D-13

COUNTY: Travis

WATERSHED: Slaughter Creek

JURISDICTION: 2-Mile ETJ

EXISTING ZONING: County

MUD: N/A

PROPOSED LAND USE: Single Family Residential (34 Small Lots), one Drainage/Greenbelt Lot, and Public ROW

ADMINISTRATIVE WAIVERS: Single Outlet Waiver

VARIANCES: None

SIDEWALKS: Sidewalks will be provided on both sides of all internal streets within the subdivision and the subdivision side of Lynnbrook Drive.

DEPARTMENT COMMENTS: The request is for approval of the Reserve at Lynnbrook Preliminary Plan (A Small Lot Subdivision). The proposed subdivision is composed of 35 total lots on 11.563 acres. Water and wastewater will be provided by the City of Austin.

The Austin Independent School District received distribution of the preliminary plan application, yet did not identify any issues associated with this proposed development.

STAFF RECOMMENDATION: The staff recommends approval of the preliminary plan. This plan meets all applicable State, County, and City of Austin LDC requirements.

ZONING AND PLATTING COMMISSION ACTION:

CASE MANAGER: Michael Hettenhausen
Email address: Michael.Hettenhausen@co.travis.tx.us

PHONE: 854-7563

VICINITY MAP



