

C 14
1

TOTAL VACATION SUBDIVISION REVIEW SHEET

CASE NO.: C8-2011-0041.0A(VAC)

PC DATE: March 13, 2012

SUBDIVISION NAME: Lakeshore Phase I, Partial Plat Vacation

AREA: 2.3 acres

LOT(S): 1

OWNER/APPLICANT: CRV Shoreline TRV Inc.
(David Cox)

AGENT: Jones and Carter
(Darren Webber)

ADDRESS OF SUBDIVISION: 2201 S. Lakeshore Blvd.

GRIDS: K-20

COUNTY: Travis

WATERSHED: Town Lake

JURISDICTION: Full

EXISTING ZONING: PUD

NEIGHBORHOOD PLAN: Riverside

PROPOSED LAND USE: mixed

DEPARTMENT COMMENTS: The request is for approval of the partial plat vacation of Lakeshore Phase I. The applicant proposes to vacate Lot 6 from the recorded subdivision in order to replat the area into two lots and modify a drainage easement. The original subdivision was approved by the Commission in 2011. State law requires that lots from approved subdivision may be vacated in the manner that they were approved. The two-lot, final without preliminary replat is currently under review and may be approved administratively once the Commission approves the partial vacation. Any required easements will be retained in the replat..

STAFF RECOMMENDATION: The staff recommends approval of the total plat vacation.

PLANNING COMMISSION ACTION:

CITY STAFF: Don Perryman
e-mail: don.perryman@ci.austin.tx.us

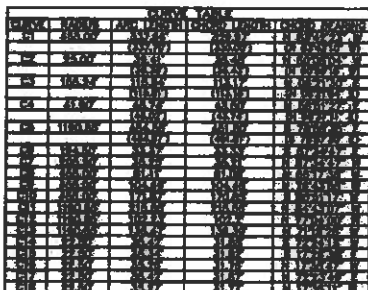
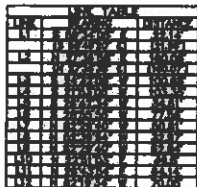
PHONE: 974-2786

[illegible]

SCALE: 1" = 3000'
DATE: 11/14/2011
JOB NO: A637-001

$$C_{14/3}$$


• 1/2" IRON ROD FOUND
 ■ 1/2" IRON PIPE FOUND IN CONCRETE
 (UNLESS NOTED)
 ● 1" IRON PIPE FOUND
 (UNLESS NOTED)
 ○ 1/2" IRON ROD SET IN/CA'P
 STAMPED "TERRA FIRMA"
 "B & P"
 () RECORD INFORMATION
 (FOR DOC. NO. S00800317)
 PILE
 CHAIR
 PUBLIC UTILITY EASEMENT
 CRITICAL WATER QUALITY ZONE
 SIDEWALK



LOT ID	DESCRIPTION	LOT ACREAGE
LOT 1	MIXED USE	1.181 ACRES
LOT 2	MIXED USE	0.491 ACRES
LOT 3	PRIVATE DRIVE	0.255 ACRES
LOT 4	MIXED USE	2.531 ACRES
LOT 5	PAVEMENT	2.500 ACRES
LOT 6	SEB. / OPEN SPACE	2.000 ACRES
LOT 7	MIXED USE	2.000 ACRES
LOT 8	PRIVATE DRIVE	2.723 ACRES
LOT 9	MIXED USE	2.000 ACRES
LOT 10	MIXED USE	3.164 ACRES
LOT 11	MIXED USE	2.833 ACRES
TOTAL AREA		28.841 ACRES
TOTAL AC. OF LOT 8		11

terra
firma LAND SURVEYING

JC JONES & CARTER, INC.
ENGINEERS, PLANNERS, SURVEYORS
Texas Board of Professional Engineers Registration No. F-459
1701 DUNSTON BLVD., STE. 400 AUSTIN, TEXAS 78744
(512) 441-0482 (Phone)
(512) 445-2284 (Fax)

BEARING BASIS NOTE:
HORIZONTAL DATUM BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, AND 83 TEXAS CENTRAL ZONE.

LOT 1 1.151 AC
N 72°12'00" W 241.77'
N 72°11'30" W 241.80'

LOT 2 0.421 AC
S 88°45'20" E 238.40'
S 88°41'20" E 218.94'

LOT 3 - 0.802 AC
(ACCESS, DRAINAGE & PUBLIC UTILITY EASEMENT)
S 82°28'40" E 214.78'

LOT 4 2.631 AC
S 27°02'30" W 400.04'

LOT 5 2.858 AC
S 27°02'30" W 400.04'

LOT 6 2.398 AC
N 27°02'30" E 400.04'

LOT 7 2.577 AC
N 27°02'30" E 400.04'

LOT 8 2.721 AC
N 27°02'30" E 400.04'

LOT 9 5.998 AC
N 27°02'30" E 400.04'

LOT 10 3.184 AC
N 27°02'30" E 400.04'

LOT 11 3.030 AC
N 27°02'30" E 400.04'

ELMOUT DRIVE (65' R.O.W.)
N 62°31'10" W 508.78'
N 62°31'11" W 508.84'

TOWN LAKE VILLAGE CONDOMINIUM PROJECT
Vol. 1, Pg. 124

WATERLOO CITY LAKE (PRIVATE DRIVE)
(ACCESS, DRAINAGE & PUBLIC UTILITY EASEMENT)

THE SHORES DRIVE (PRIVATE DRIVE)
(ACCESS, DRAINAGE & PUBLIC UTILITY EASEMENT)

LADY BIRD LAKE (PRIVATE DRIVE)
(ACCESS, DRAINAGE & PUBLIC UTILITY EASEMENT)

WATERFRONT OVERLAY
100' WATERFRONT RESERVE
APPROXIMATE LOCATION OF FEMA 100 YEAR FLOODPLAIN

SOUTH LAKESHORE BOULEVARD (120' R.O.W.)
(S 88°03'11" E 858.95')
(S 88°02'34" E 828.94')

TRACT 'A' KASSUBA BEACH PHASE THREE
RECORDING EASEMENT
BOOK NO. 28888977
PAGE NO. 1

HORIZONTAL DISTANCE BASED ON TEXAS STATE PLANE
COORDINATE SYSTEM, NAD 83, TEXAS CENTRAL ZONE.
COORDINATES AND DISTANCES SHOWN ARE SURFACE
VALUES. COMBINED SCALE FACTOR IS 1.0000493624.

SHEET 1 OF 2

Job No.	0457-001-00700	Issue To	ENC
Date	March 25, 2011	Checked By	JAN
Scale	1"=200'	Drawn	AutoCAD 2010

LAKESHORE PHASE I

COA CASE NO: CB-2011-0041.OA