

8647 W. Highway 290
Water
Service Extension Request
#3158

Briefing to the Environmental Board
January 16, 2013

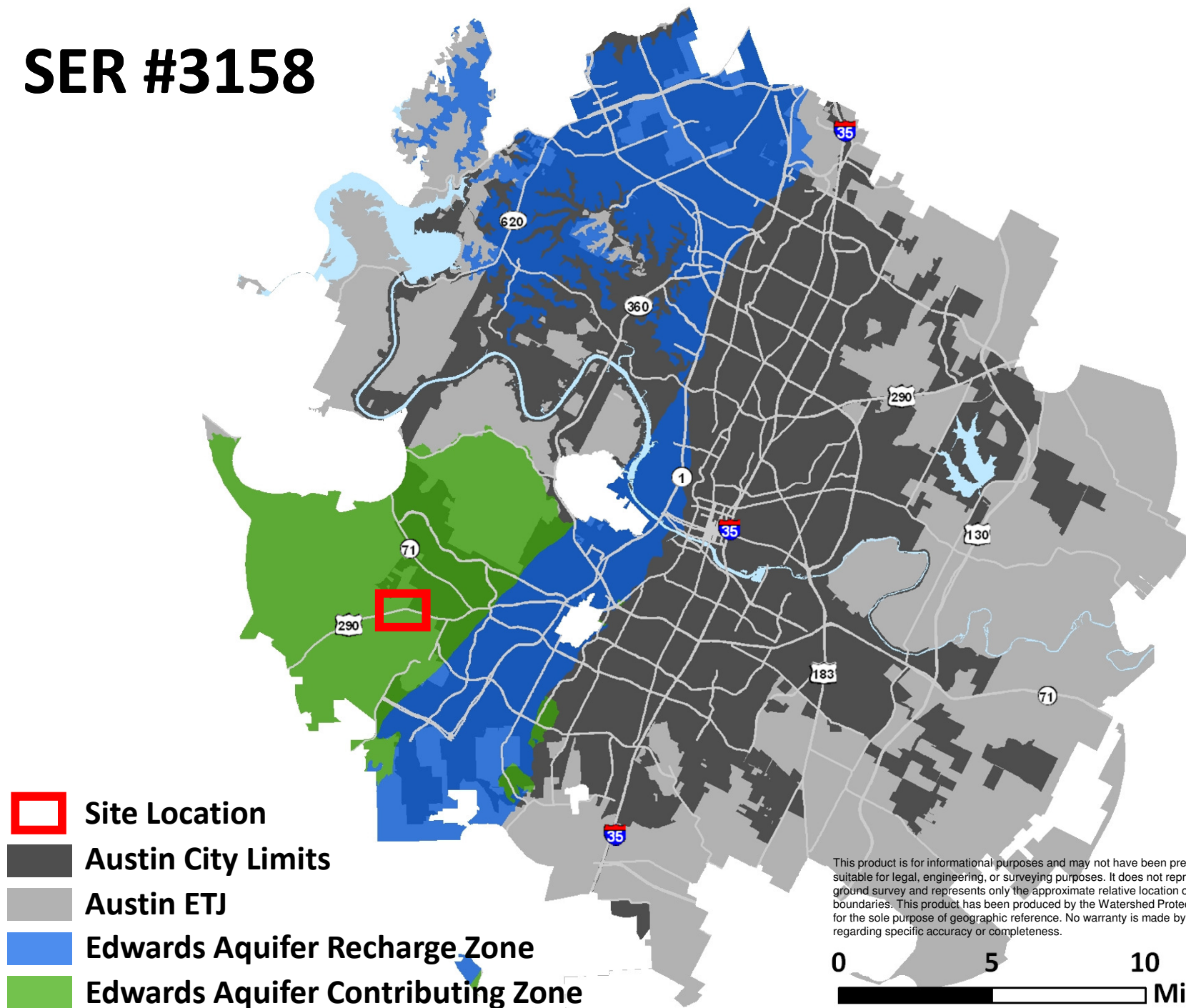


Kelly Gagnon
Watershed Policy & Planning

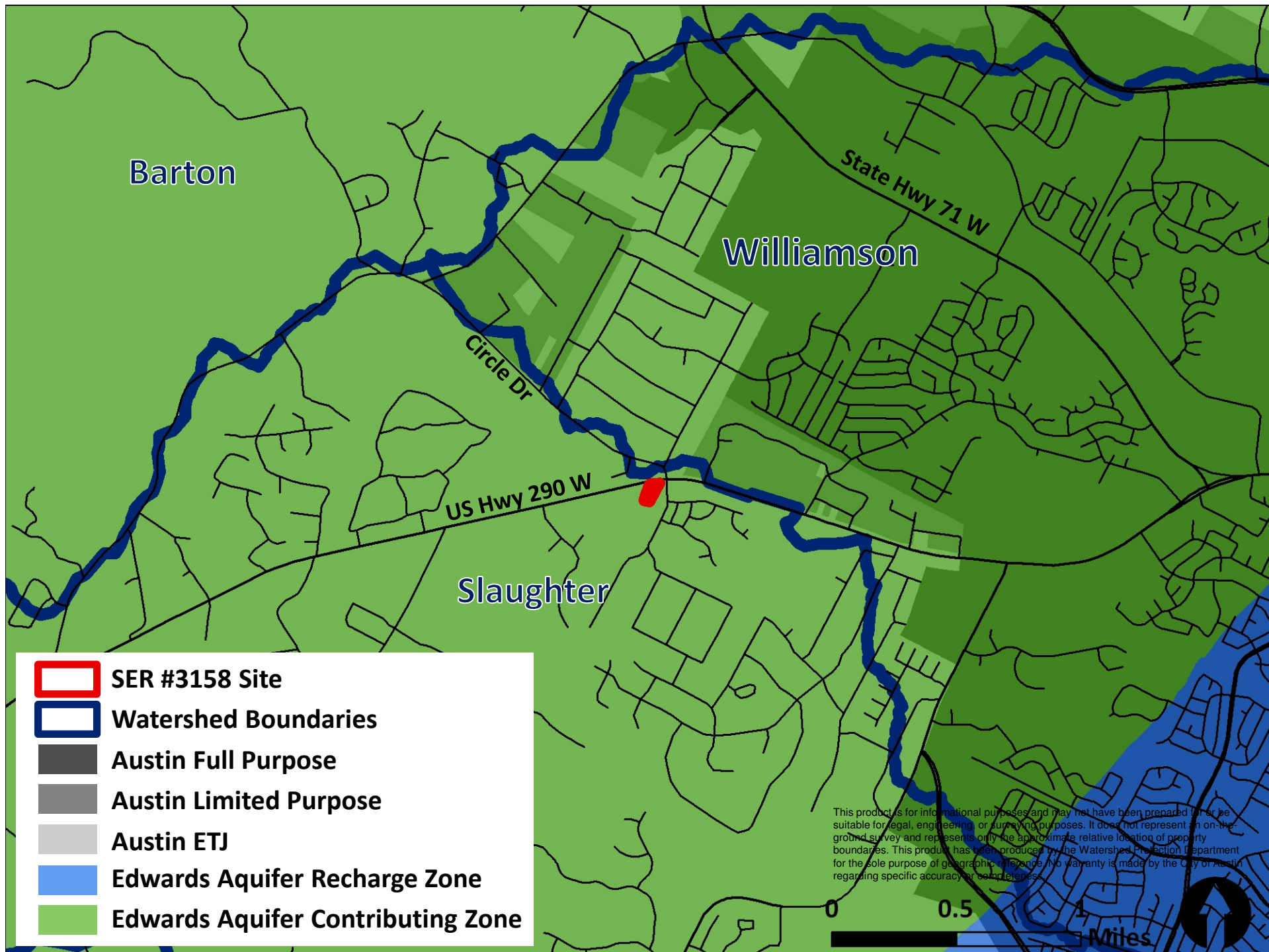
Request Summary

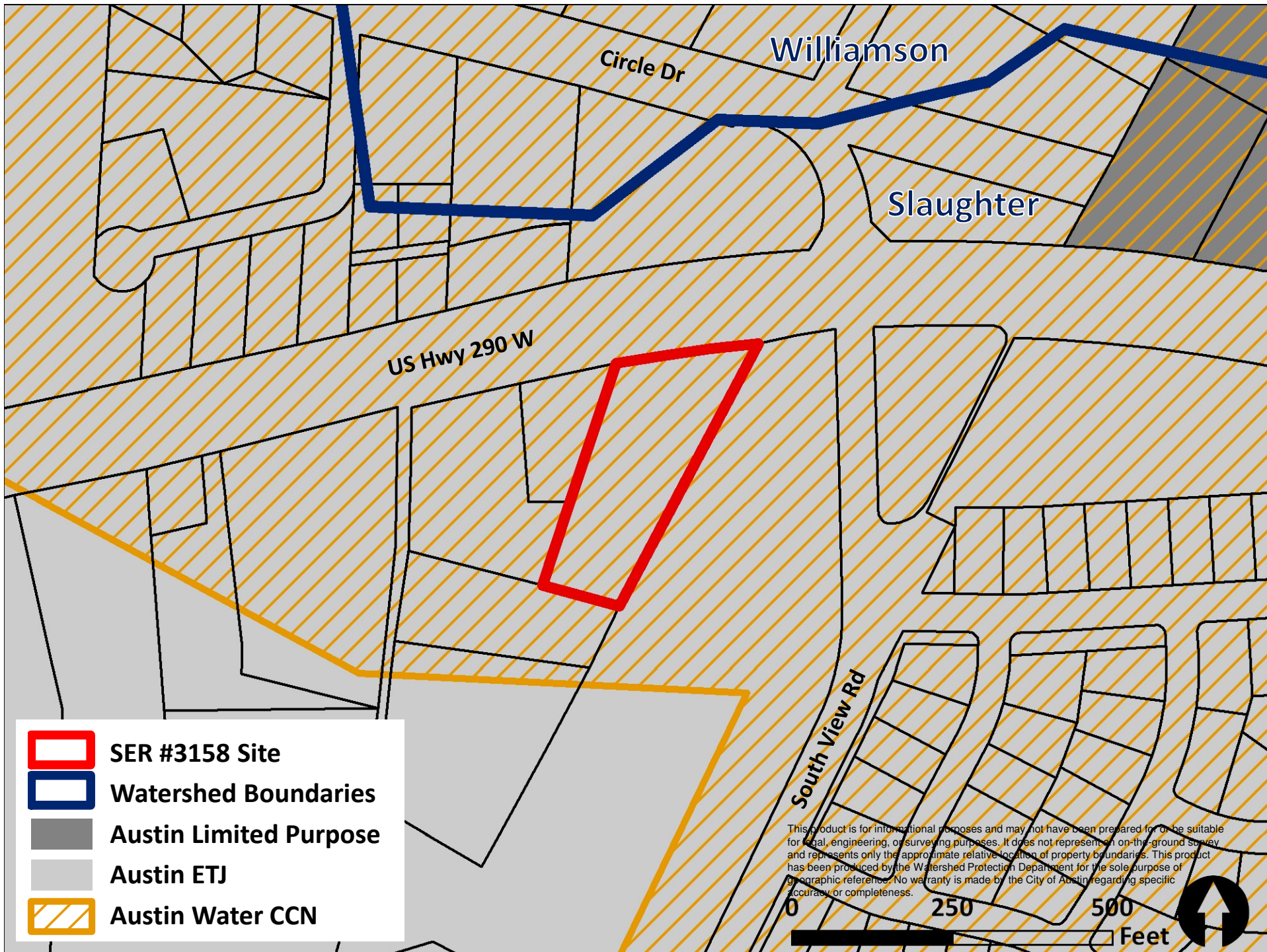
- Request for water service by the Austin Water Utility (AWU)
- Proposed 13,000 sq ft office warehouse on 1.49 acre lot
- Located in AWU Water CCN
- Located in Austin 2-Mile ETJ
- Drinking Water Protection Zone
- Slaughter Creek Watershed, Barton Springs Zone
- Edwards Aquifer Contributing Zone
- Subject to the S.O.S. Ordinance

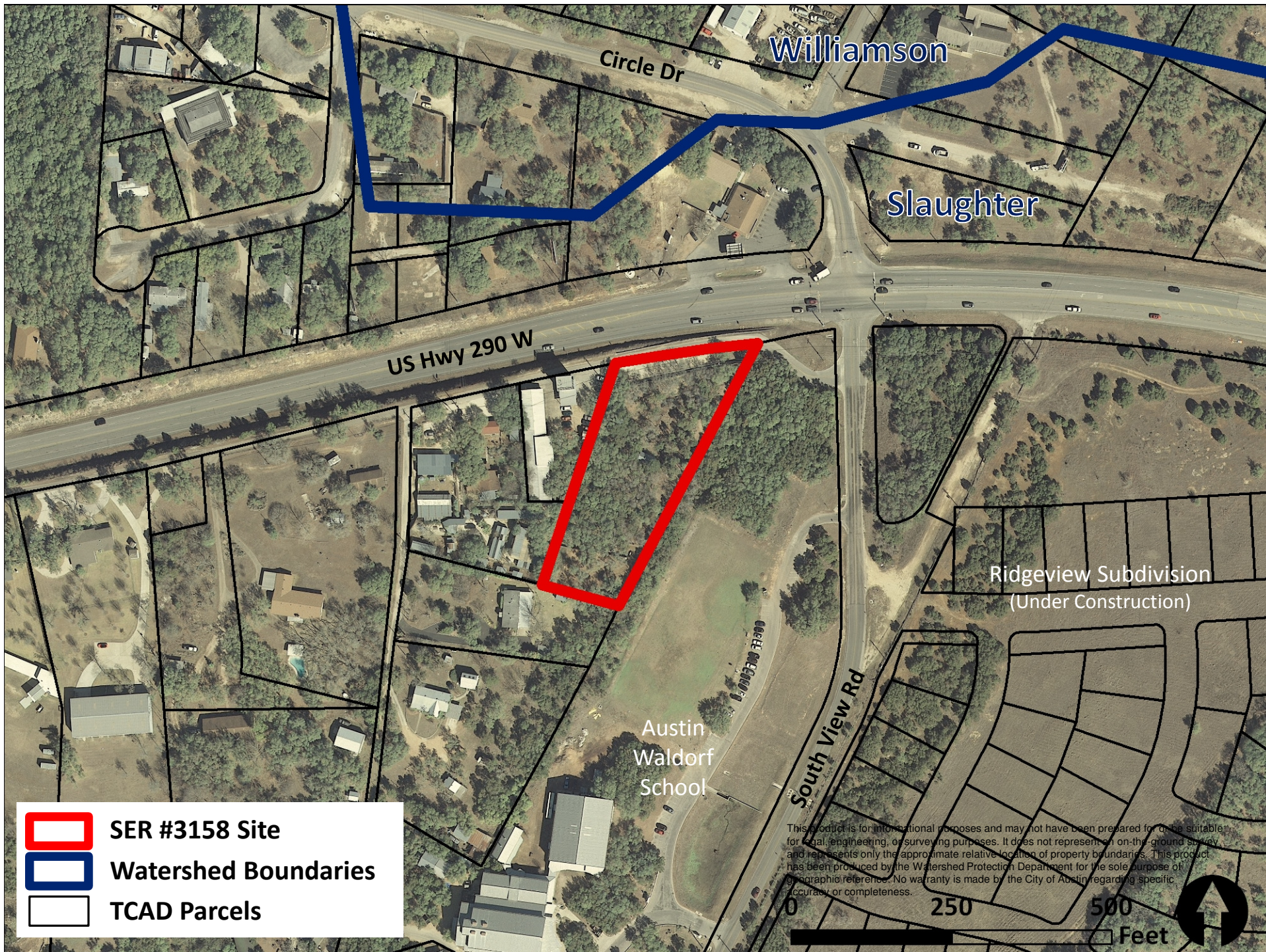
SER #3158



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US Hwy 290 W

U. S. HWY 290

WIDEN EXISTING TYDOT ASPHALT
ACCESS DRIVE FROM
12' (TYPE 3) TO 20'

PARKING REPAIRS
EXISTING IMPERVIOUS
COVER

EXISTING IMPERVIOUS
COVER

54" 50' IRRIGATION
FIELD

PIC LOCATION

WAREHOUSE BUILDING
13,000 SQ FT
FFE # 1084

INSTALL STAND
PIPE ON BACK
SIDE OF BUILDING
CALLED 1.400 ACRES
J. & M. AMAR, BOO, INC.
2007 SURVEY

PERMANENT PAVEMENT
SIDEWALK

CUSTOM CONTROL PANEL
SEE POND SHEET

WET WELL WITH DUAL
SUBMERSIBLE IRRIGATION PUMPS

EX. CULVERT

BLOCK A
107 2
AUSTIN WALDORF SCHOOL
DOC. #200000132
2017 PLOT

UNDEVELOPED

9,928 SF
IRRIGATION FIELD

RETENTION
POND

RETENTION
POND

230 ACRES
CALLED 124 ACRES
J. & M. AMAR, INC.
107 11801, PG. 1482
2017 PLOT

13500 PAUL DUNCAN
WAL. 12780, PG. 354
2017 PLOT

5 7/8 22' 28' 27" W
CALLED 106.424
(70-2794.93)

106.11'

47.31'

1072

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South View Rd

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0 50 100 Feet



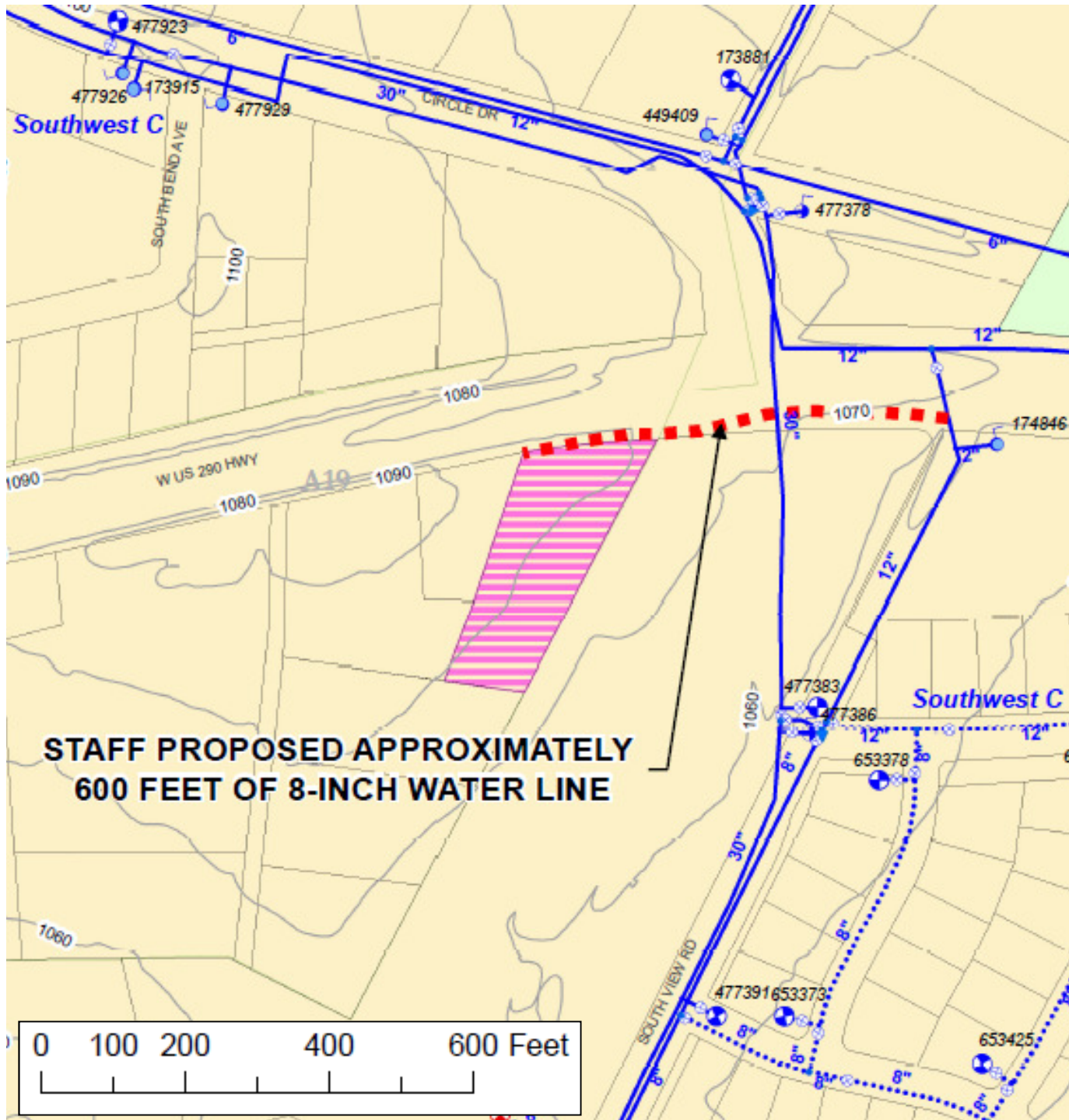
SER #3158 Site

SER #3158 Summary

- **Description of Proposed Extension:**
 - **600 feet of 8" water line, extending west along W US 290 Highway from existing 12" water line located east of South View Road.**

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Proposed Extension



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1) CODE COMPLIANCE

Will future development be required to comply with current code?

Yes. A site plan subject to the S.O.S. Ordinance has been submitted and is currently undergoing the review process.

2) DEVELOPMENT IMPACTS

Does the requested service result in more intense development than would be possible absent service?

No. Presumably, the applicant could drill an on-site well (however, no information demonstrating feasibility has been submitted) or seek water service from West Travis County PUA if denied service by the City of Austin.

Is the site located in an area where the City of Austin is encouraging development?

No. The site is located in the Barton Springs Zone, the Edwards Aquifer Contributing Zone, and the Drinking Water Protection Zone.

However, the site is located within Austin Water's CCN.

3) ENVIRONMENTAL IMPACTS

Would centralized service solve known or potential environmental problems?

No. Unless the applicant is able to demonstrate the feasibility of an on-site well, centralized service would not solve any known or potential environmental problems.

Has an Environmental Assessment been conducted?

No. Consultation with Environmental Resource Management (ERM) staff geologists indicated that sensitive environmental features are highly unlikely on site.

4) LONG-TERM PLANNING

Is serving the area consistent with long-term service area and annexation goals?

Yes. While the area is not scheduled for annexation, the site is located within Austin Water's CCN.

Are other City concerns affected by the service provision (e.g. Conservation)?

Yes. The extension facilitates potential new development in the Barton Springs Zone, the Edwards Aquifer Contributing Zone, and the Drinking Water Protection Zone.

5) NEARBY EXTENSION REQUESTS

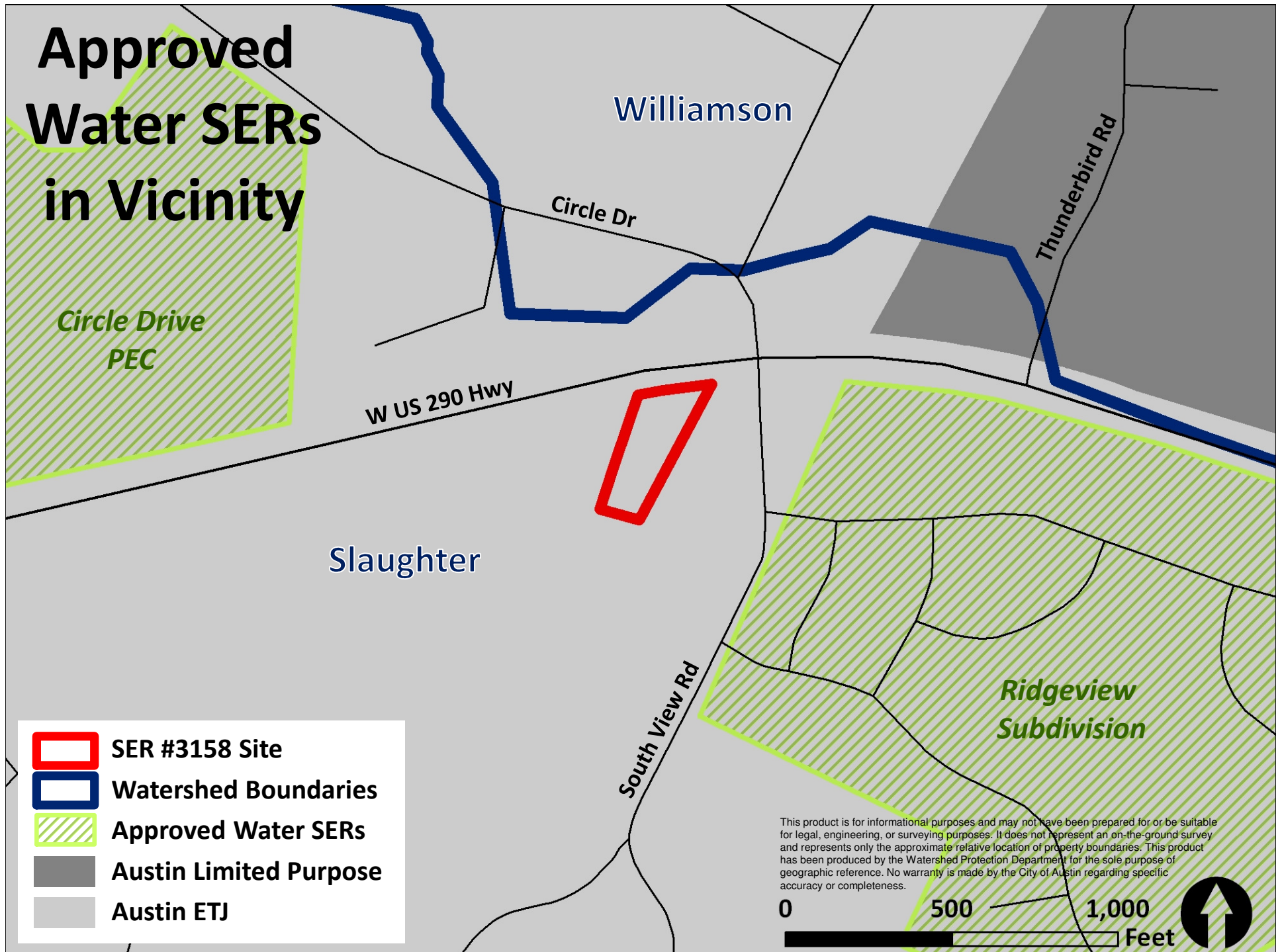
Have similar SERs been granted in the vicinity?

Yes. Water SERs have been approved by AWU directly to the east of the site along W US 290 Highway, and north of the site along Circle Drive.

If so, does this development have any additional potential environmental issues to consider?

No. There are no identified additional potential environmental issues on this site.

Approved Water SERs in Vicinity



Contact Information

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