

C15/1

SUBDIVISION REVIEW SHEET

**CASE NO.:** C8J-2013-0031.0A

**Z.A.P. DATE:** March 19, 2013

**SUBDIVISION NAME:** J & K Park Addition

**AREA:** 1.24 acres

**LOT(S):** 2

**OWNER/APPLICANT:** (John & Kayla Park)

**AGENT:** Perales Engineering LLC  
(Jerry Perales)

**ADDRESS OF SUBDIVISION:** 1300 Mount Larson Rd

**GRIDS:** MG25

**COUNTY:** Travis

**WATERSHED:** Bee Creek

**JURISDICTION:** Limited-Purpose

**EXISTING ZONING:** N/A

**MUD:** N/A

**NEIGHBORHOOD PLAN:** N/A

**PROPOSED LAND USE:** Single Family

**ADMINISTRATIVE WAIVERS:** None

**VARIANCES:** None

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

**DEPARTMENT COMMENTS:** The request is for approval of the J & K Park Addition. The proposed plat is composed of 2 lots on 1.24 acres.

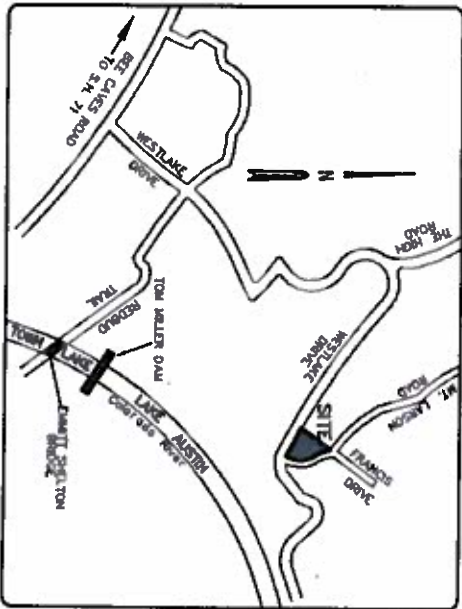
**STAFF RECOMMENDATION:** The staff recommends disapproval of the plat. This plat does not meet all applicable State and City of Austin LDC requirements.

**PLANNING COMMISSION/ZONING AND PLATTING ACTION:**

2/15/2

24P  
TR # 10904637

LOCATION MAP not to scale



LOT SUMMARY  
BLOCK A--1.2425 ACRES/54,123 SQ FT  
ROW DEDICATION--  
LOT 1--0.6206 ACRES/27,033 SQ FT  
LOT 2--0.6214 ACRES/27,068 SQ FT

J & K PARK ADDITION

