

SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2013-0126.0A

Z.A.P. DATE: January 21, 2014

SUBDIVISION NAME: Resubdivision of Lot 2 from Resubdivision of Lot 38,
East Travis Hills

AREA: 2.98 acres

LOT(S): 2

OWNER/APPLICANT: Sommai Frenzel

AGENT: I.T. Gonzalez
Engineers (Ismael Gonzalez)
(512) 447-7400

ADDRESS OF SUBDIVISION: 16805 High Noon

GRIDS: S11

COUNTY: Travis

WATERSHED: Maha Creek

JURISDICTION: 5-Mile ETJ

EXISTING ZONING: N/A

MUD: N/A

PROPOSED LAND USE: Commercial and Residential

ADMINISTRATIVE WAIVERS: N/A

VARIANCES:

SIDEWALKS: Sidewalks will be provided on High Noon Drive.

DEPARTMENT COMMENTS: The request is for approval of Resubdivision of Lot 2 from Resubdivision of Lot 38, East Travis Hills. The proposed resubdivision will be from one lot to two (2) lots; one commercial lot (Lot 2A on 1.02 acres) and one residential lot (Lot 2B on 1.96 acres) for a total of 2.98 acres. Water will be provided by Aqua Water Supply Corporation and wastewater will be on-site septic.

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

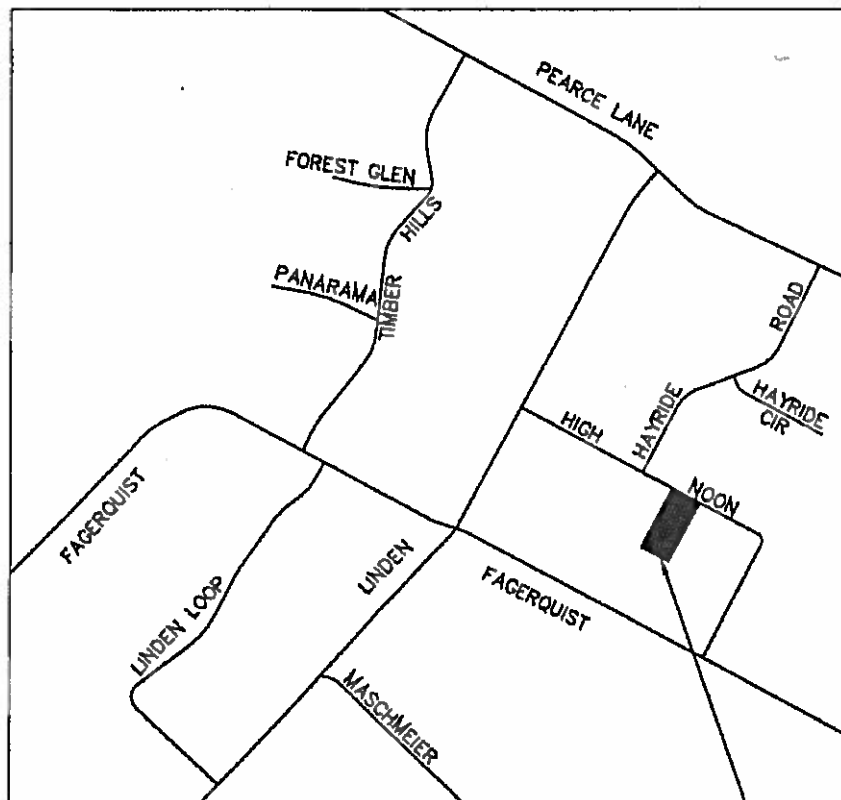
ZONING AND PLATTING COMMISSION ACTION:

CASE MANAGER: Sue Welch
Email address: sue.welch@co.travis.tx.us

PHONE: (512) 854-7637

C8/2

EAST TRAVIS HILLS LOT 2; RESUBDIVISION 16805 HIGH NOON



16805 HIGH NOON



LOCATION MAP N.T.S.

887

PUBLIC HEARING INFORMATION

Although applicants and/or their agent(s) are expected to attend a public hearing, you are not required to attend. However, if you do attend, you have the opportunity to speak FOR or AGAINST the proposed development or change. You may also contact a neighborhood or environmental organization that has expressed an interest in an application affecting your neighborhood.

During a public hearing, the board or commission may postpone or continue an application's hearing to a later date, or recommend approval or denial of the application. If the board or commission announces a specific date and time for a postponement or continuation that is not later than 60 days from the announcement, no further notice is required.

Commission is required to approve the subdivision by State law if no variances are required, and if it meets all requirements. A board or commission's decision on a subdivision may only be appealed if it involves an environmental variance. A variance may be appealed by a person with standing to appeal, or an interested party that is identified as a person who can appeal the decision. The body holding a public hearing on an appeal will determine whether a person has standing to appeal the decision. A notice of appeal must be filed with the director of the responsible department no later than 14 days after the decision. An appeal form may be available from the responsible department.

An interested party is defined as a person who is the applicant or record owner of the subject property, or who communicates an interest to a board or commission by:

- delivering a written statement to the board or commission before or during the public hearing that generally identifies the issues of concern (*it may be delivered to the contact person listed on a notice*); or
 - appearing and speaking for the record at the public hearing;
- and:
- occupies a primary residence that is within 500 feet of the subject property or proposed development;
 - is the record owner of property within 500 feet of the subject property or proposed development; or
 - is an officer of an environmental or neighborhood organization that has an interest in or whose declared boundaries are within 500 feet of the subject property or proposed development.

For additional information on the City of Austin's land development process, visit our web site: www.ci.austin.tx.us/development.

Written comments must be submitted to the board or commission (or the contact person listed on the notice) before or at a public hearing. Your comments should include the name of the board or commission, or Council; the scheduled date of the public hearing; the Case Number; and the contact person listed on the notice.

Case Number: C8J-2-013-0126.0A
 Contact: Sue Welch, (512) 854-7637 or Elsa Garza, 512-974-2308
 Public Hearing: Zoning and Platting Comm. on January 21, 2014
 Travis County Commissioners Court on February 11, 2014

Sale Floyd
Your Name (please print)

 I am in favor
 I object

9061 white oak dr. timberly north 77787
Your address(es) affected by this application

Sale Floyd
Signature
1/9/14
Date

Daytime Telephone: _____

Comments: _____

If you use this form to comment, it may be returned to:
 City of Austin – Planning & Development Review Dept. /4th Fl
 Sue Welch (Travis Co. TNR)
 P. O. Box 1088
 Austin, TX 78767-8810