

CH

SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2007-0135.01.4A

Z.A.P. DATE: 03.04.2014

SUBDIVISION NAME: Stoney Ridge Phase C, Section 1

AREA: 15.87 Acres

LOT(S): 72 Total Lots

OWNER/APPLICANT: SR Development, Inc.
(Bill Gurasich)

AGENT: Doucet & Assoc.
(Davood Salek)

ADDRESS OF SUBDIVISION: Ross Road

GRIDS: P-13

COUNTY: Travis

WATERSHED: Dry Creek

JURISDICTION: Limited Purpose

EXISTING ZONING: SF-4A and P

MUD: Moore Crossing MUD

PROPOSED LAND USE: Single-Family Residential-Small Lot

ADMINISTRATIVE WAIVERS: None

VARIANCES: None

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

DEPARTMENT COMMENTS: The request is for approval of a final plat located in the county and in the City of Austin's limited purpose. It is classified as a small lot subdivision. The plat is composed of 72 lots on 15.87 acres. The proposed subdivision includes 71 single-family lots. The applicant has secured a service extension from the City of Austin to provide water and wastewater to the proposed development.

ISSUES:

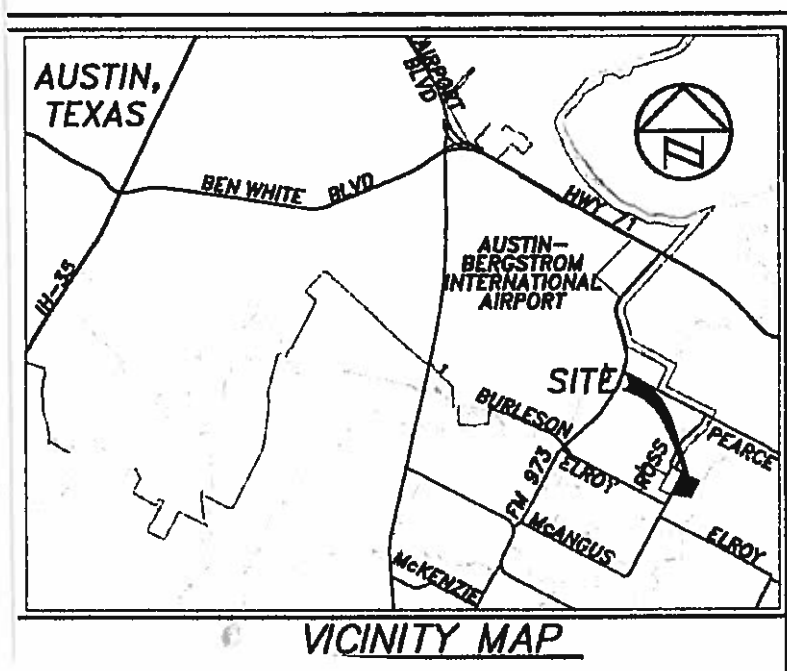
None.

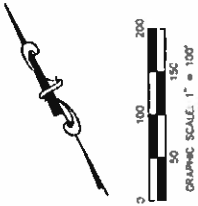
STAFF RECOMMENDATION: The final plat meets all applicable state, county and City of Austin Title 30 – Land Development Code requirements and staff recommends approval.

ZONING AND PLATTING COMMISSION ACTION:

CASE MANAGER: Jose Luis Arriaga
Email address: joe.arriaga@co.travis.tx.us

PHONE: 854-7562

$$CH_2$$




CURVE TABLE					BEARING	CHORD
NO	LENGTH	RADIUS	DELTA			
C1	31.47	60.00	90300.00		N1708.23.7W	38.28
C2	71.68	60.00	90300.00		S1720.23.7W	21.37
C3	18.58	60.00	17437.71		S0132.31.1E	16.41
C4	14.44	60.00	31472.71		S1777.58.1E	14.44
C5	47.88	60.00	1328.28		S750.23.7E	16.95
C6	25.80	60.00	72283.71		N669.58.33.1E	70.84
C7	31.47	20.00	90300.00		S1720.13.7W	78.28
C8	31.47	20.00	90300.00		S7278.13.7E	28.28
C9	56.47	275.00	1153.57		S8033.54.1E	58.32
C10	31.47	20.00	90300.00		S1720.13.7E	78.28
C11	31.47	20.00	90300.00		S1720.13.7E	78.28
C12	31.47	20.00	90300.00		S7278.13.7W	28.28
C13	31.47	20.00	90300.00		S7278.13.7W	28.28
C14	12.71	15.00	4843.58		S3774.05.1E	12.34
C15	4.58	50.00	454.37		N4450.59.4W	4.58
C16	48.66	50.00	5545.48		N4450.59.7W	48.78
C17	35.83	50.00	4173.51		N4450.59.7W	35.83
C18	35.83	50.00	4173.51		N4450.59.7W	35.83
C19	35.83	50.00	4173.51		N4450.59.7W	35.83
C20	12.71	15.00	4843.58		S60722.50.7E	34.77
C21	12.71	15.00	4843.58		N60724.05.1E	12.34
C22	31.47	20.00	90300.00		S7278.13.7E	78.28
C23	31.47	20.00	90300.00		N1720.23.7E	78.28
C24	31.47	20.00	90300.00		S1720.23.7E	78.28
C25	14.44	15.00	4370.11		S1720.23.7E	20.15
C26	47.88	60.00	1328.28		S44720.33.1E	14.96
C27	84.22	60.00	5072.57		N44720.33.1E	46.19
C28	24.20	60.00	9072.57		N6833.15.7E	77.48
C29	47.88	60.00	1328.28		N1720.23.7E	77.48
C30	47.88	60.00	1328.28		N1720.23.7E	77.48
C31	20.24	60.00	1012.53		S1720.23.7E	20.15
C32	31.47	20.00	90300.00		N1720.23.7E	78.28
C33	31.47	20.00	90300.00		S7278.13.7E	78.28
C34	31.47	20.00	90300.00		N1720.23.7E	78.28
C35	31.47	20.00	90300.00		S7278.13.7E	78.28
C36	31.47	20.00	90300.00		S7278.13.7E	78.28
C37	31.47	20.00	90300.00		S7278.13.7E	78.28
C38	714.31	50.00	24536.96		N6034.03.1E	84.03
C39	306.72	50.00	29002.07		S7278.13.7E	88.80
C40	163.37	50.00	18709.35		S7278.13.7E	88.80

CH 3

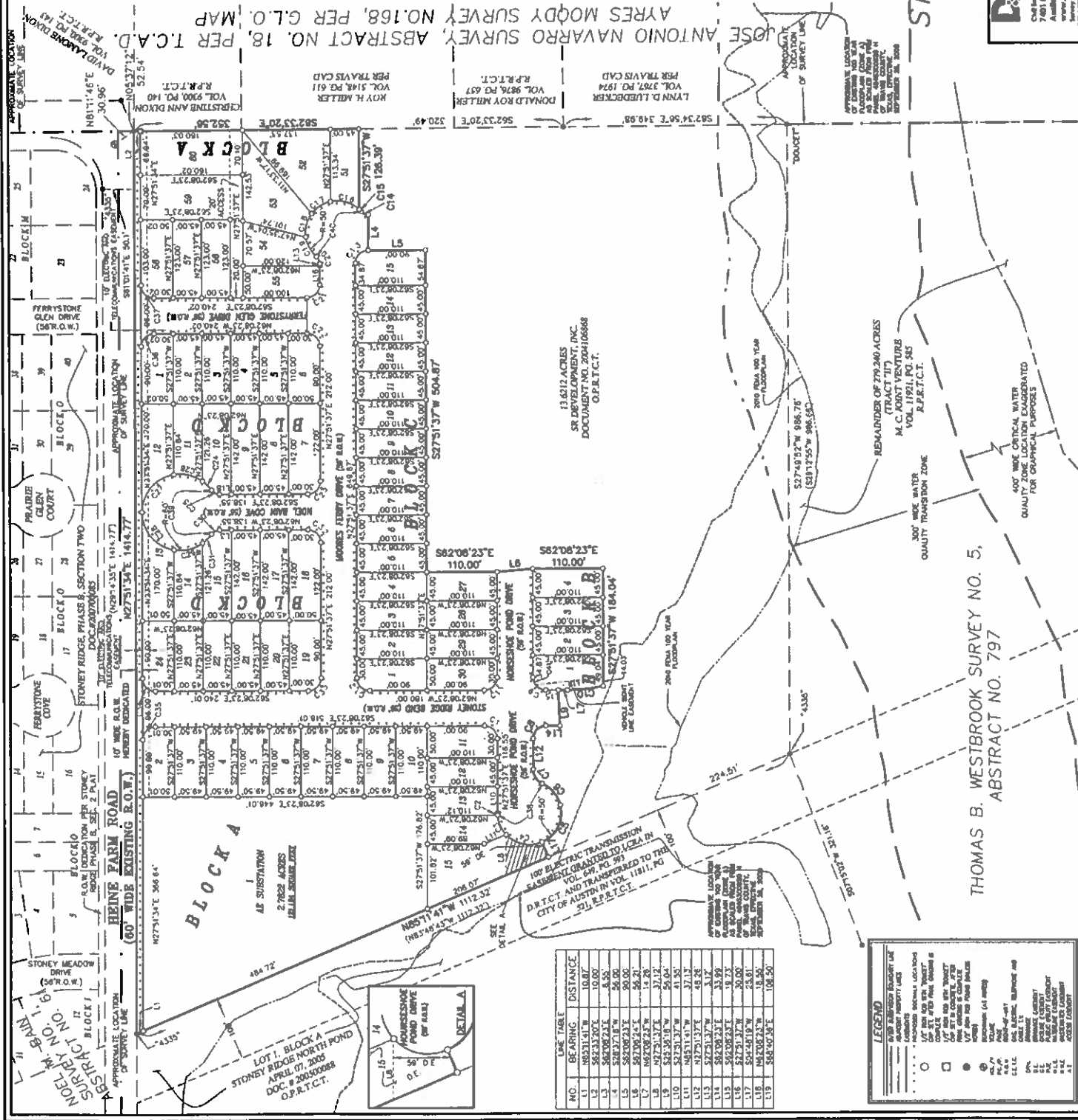
STONEY RIDGE PHASE
C SECTION 1
AUSTIN, TEXAS

DA DOUCET & ASSOCIATES

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www.cbceandassociates.com
Survey Plus Registration Number: N100009

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SHEET 4 OF 4



LONG TABLE		
NO.	BEARING	DISTANCE
L1	56°52'31" N	10.00
L2	56°53'23" N	10.00
L3	56°53'28" N	8.50
L4	52°47'18" W	56.00
L5	56°53'08" N	90.00
L6	52°47'08" W	56.21
L7	56°52'58" N	90.00
L8	52°47'31" W	37.12
L9	52°46'58" W	56.04
L10	52°51'31" W	41.50
L11	54°51'41" N	37.15
L12	52°51'37" E	48.28
L13	56°52'58" N	33.90
L14	52°46'28" E	18.25
L15	56°52'31" W	30.00
L16	52°54'19" W	25.81
L17	50°48'52" W	18.90

[illegible]