

CG
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SUBDIVISION REVIEW SHEET

CASE NO.: C8-2013-0099.1A

Z.A.P. DATE: March 18, 2014

SUBDIVISION NAME: Glencoe Subdivision

AREA: 22.66 acres

LOTS: 71

APPLICANT: CSF TRG Holdings, LLC
(J.M. Cook)

AGENT: CSF TRG Holdings, LLC
(James M. Cook)

ADDRESS OF SUBDIVISION: Harris Branch Parkway

GRIDS: Q29 / Q30

COUNTY: Travis

WATERSHED: Harris Branch

JURISDICTION: Full Purpose

EXISTING ZONING: PUD

PROPOSED LAND USE: Single Family / Open Space / right-of-way

ADMINISTRATIVE WAIVERS: None

SIDEWALKS: Sidewalks will be provided on the subdivision side of the boundary street.

DEPARTMENT COMMENTS: The request is for the approval of the Glencoe Subdivision plat composed of 71 lots on 22.66 acres. The applicant proposes to subdivide the property for residential use lots, open space lots, and right-of-way. The plat follows the preliminary plan approved on January 21, 2014. The developer will be responsible for all cost associated with required improvements.

STAFF RECOMMENDATION: The staff recommends approval of the subdivision case, the plat meets all applicable State and City of Austin Land Development Code requirements.

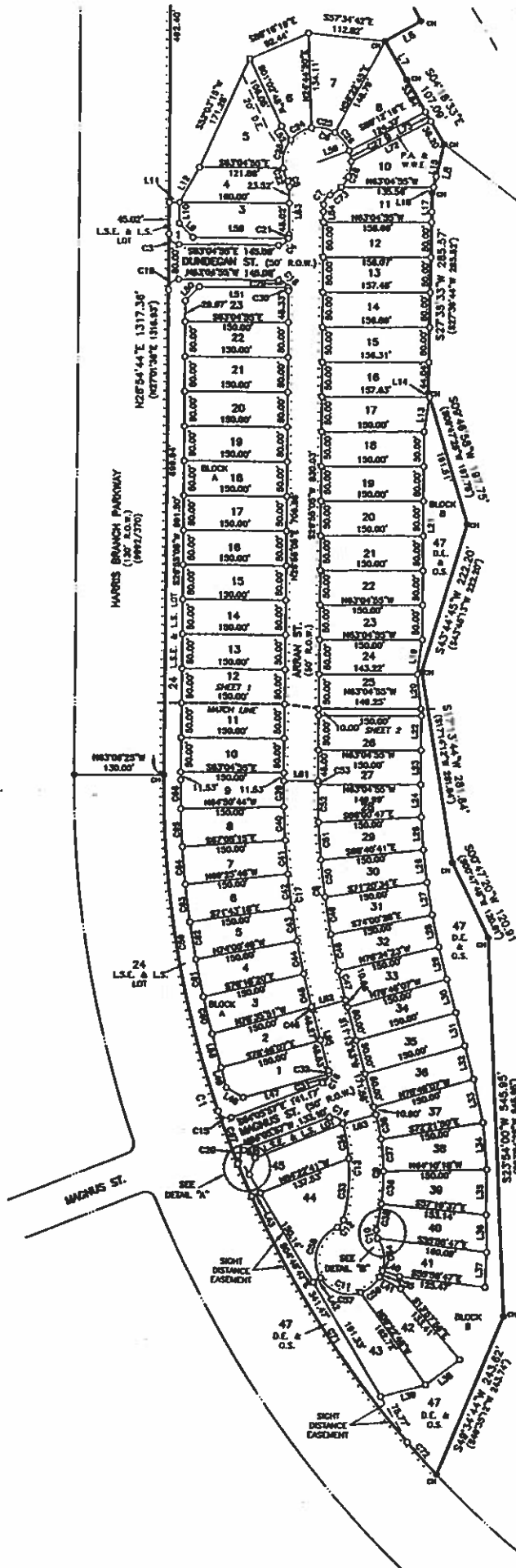
ZONING & PLATTING COMMISSION ACTION: The associated Glencoe Preliminary Plan was approved on January 21, 2014 by the Zoning & Platting Commission.

CASE MANAGER: Cesar Zavala
E-mail: Cesar.Zavala@austintexas.gov

PHONE: 512-974-3404

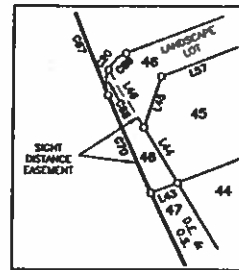
CG 2

GLENCOE SUBDIVISION

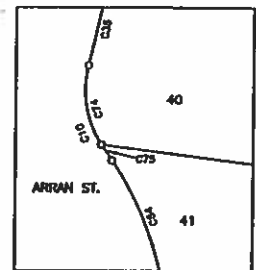


HARRIS BRANCH
RESIDENTIAL
PROPERTY OWNERS
ASSOCIATION, INC.
11.171 ACRES
(1996162133)

SCALE: 1" = 100'
GRAPHIC SCALE
100 50 0 100



DETAIL 'A'
NOT TO SCALE



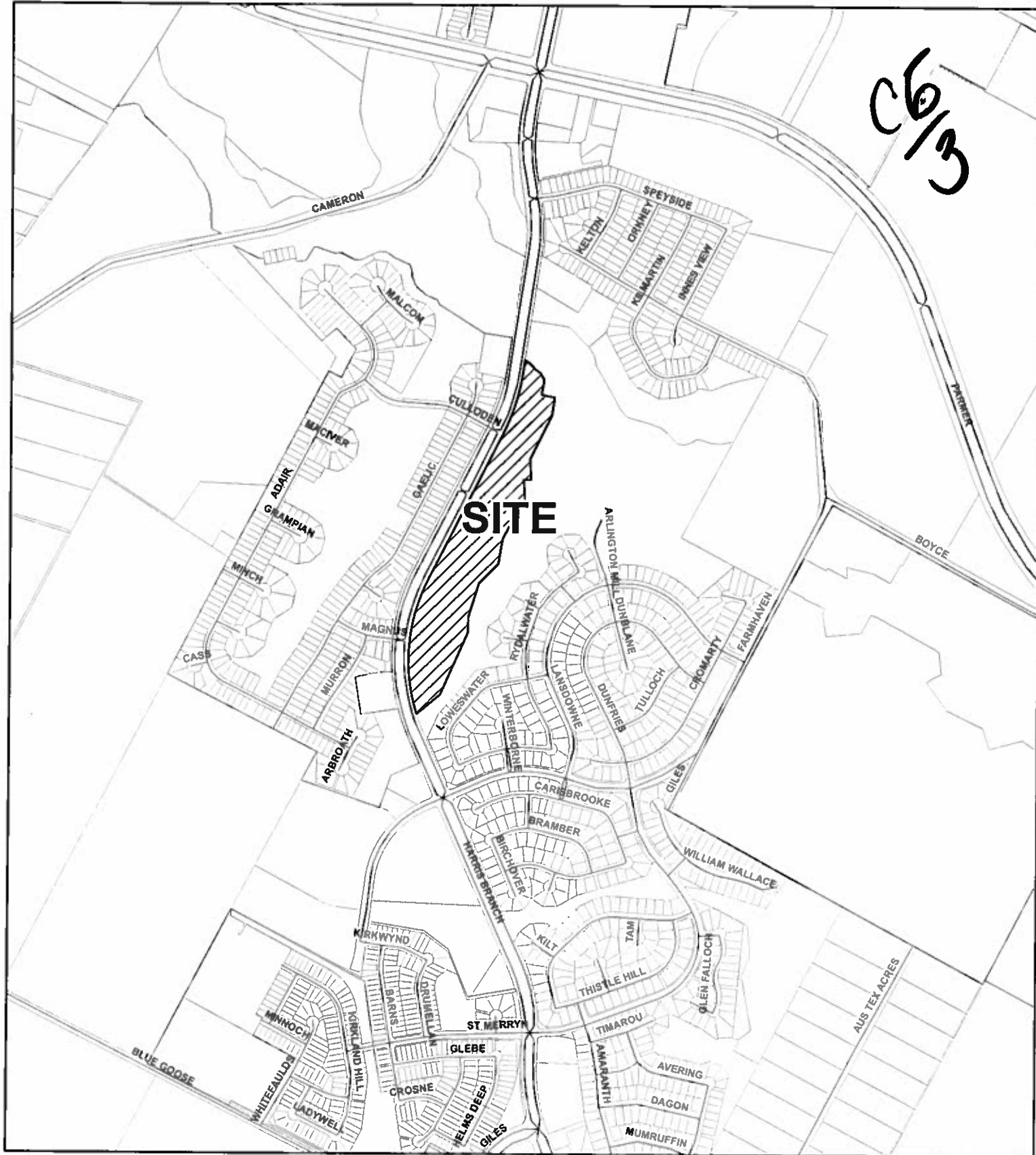
DETAIL 'B'
NOT TO SCALE

THIS IS A SURFACE DRAWING.
BEARING BASE: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSTING USER SERVICE (OPUS)
CHAPARRAL CONTROL POINT "R233" 4" ALUMINUM BUSH SET IN CONCRETE
TEXAS CENTRAL ZONE STATE PLANE COORDINATES:
N 10105836.82
E 3154189.13
SURFACE COORDINATES:
N 10105744.35
E 3154421.20
COMBINED SCALE FACTOR = 0.99992809 (FOR SURFACE TO GRID CONVERSION)
INVERSE SCALE FACTOR = 1.00007191839 (FOR GRID TO SURFACE CONVERSION)
SCALED ABOUT BLD
TEXAS CENTRAL ZONE 4303
THETA ANGLE: 1°24'03"

HARRIS BRANCH
RESIDENTIAL
PROPERTY OWNERS
ASSOCIATION, INC.
11.171 ACRES
(1996162133)

Professional Land Surveying, Inc. Surveying and Mapping 3300 McCall Lane Austin, Texas 78744 512-443-1724	PROJECT NO.: 223-014
	DRAWING NO.: 223-014
	PLOT DATE: 03/11/14
	PLOT SCALE: 1"=100'
DRAWN BY: RCW	SHEET 02 OF 04

C6/3



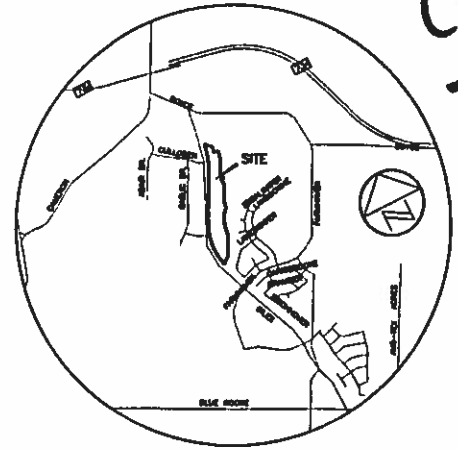
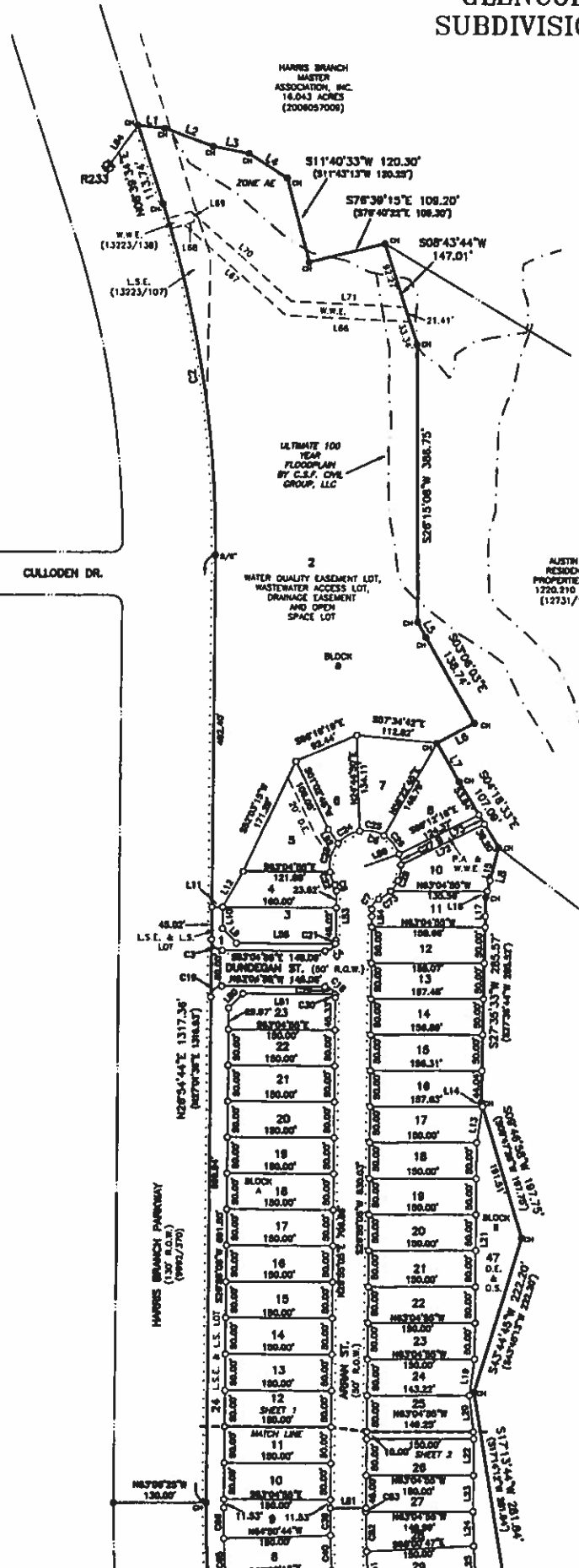
CASE#: C8-2013-0099.1A*
ADDRESS: Glencoe Subdivision
PROJECT: Harris Branch Parkway
GRID: Q29/Q30
MANAGER: CESAR ZAVALA



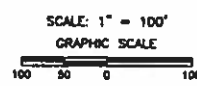
This map has been produced by site plan review for the sole purpose of geographic reference.
No warranty is made by the City of Austin regarding specific accuracy or completeness.

GLENCOE SUBDIVISION

C6
14



LOCATION MAP
NOT TO SCALE



- LEGEND
- 1/2" REBAR FOUND (OR AS NOTED)
 - 5/8" REBAR FOUND (OR AS NOTED)
 - 1/2" REBAR WITH "CHAPARRAL" CAP FOUND
 - 1/2" REBAR WITH "CHAPARRAL" CAP SET
 - CONTROL POINT LOCATION
 - W.W.E. WASTEWATER EASEMENT
 - L.S.E. LATERAL SUPPORT EASEMENT
 - L.S. LOT LANDSCAPE LOT
 - D.E. DRAINAGE EASEMENT
 - O.S. OPEN SPACE AND RECREATIONAL EASEMENT
 - P.A. PEDESTRIAN ACCESS EASEMENT
 - () RECORD INFORMATION
 - ... SIDEWALK LOCATION

LOT SUMMARY:

NO. OF RESIDENTIAL LOTS - 85 (11,754 AC.)
 NO. OF D.E. & O.S. LOTS - 2 (7,452 AC.)
 NO. OF L.S. LOTS - 3 (0.821 AC.)
 NO. OF P.A. W.W.E. LOTS - 1 (0.044 AC.)
 TOTAL R.D.W. ACRES: 2,488 AC.
 TOTAL SUBDIVISION ACRES: 22,658 AC.

PREPARATION AND SUBMITTAL DATE: OCTOBER 24, 2013



Chaparral
 Professional Land Surveying, Inc.
 Surveying and Mapping
 3500 McCall Lane
 Austin, Texas 78744
 512-443-1724

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223-014
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1"=100'
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01 OF 04