

C21

SUBDIVISION REVIEW SHEET

CASE NO.: C8-2014-0066.0A

ZAP DATE: May 6, 2014

SUBDIVISION NAME: Overlook at Spicewood Springs

AREA: 24.348

LOT(S): 2

OWNER/APPLICANT: (R. Haberman TR.)

AGENT: Civile
(Larry Hanrahan)

ADDRESS OF SUBDIVISION: 4920 Spicewood Springs Rd.

GRIDS: MH32

COUNTY: Travis

WATERSHED: Bull Creek

JURISDICTION: Full-Purpose

EXISTING ZONING: Single Family

MUD: N/A

NEIGHBORHOOD PLAN: N/A

PROPOSED LAND USE: Single Family

ADMINISTRATIVE WAIVERS:

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 Overlook at Spicewood Springs. The proposed plat is composed of 2 lots on 24.348 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:

2/2

CONTROL AND WATER
BE CONSTRUCTED AND

PROVIDE FOR ACCESS
SARY AND SHALL NOT
FOR INSPECTION OR

PROPERTY SHALL BE
: ASSIGNS.

TO BUILDINGS, FENCES,
TTED IN ANY DRAINAGE
OF AUSTIN AND TRAVIS

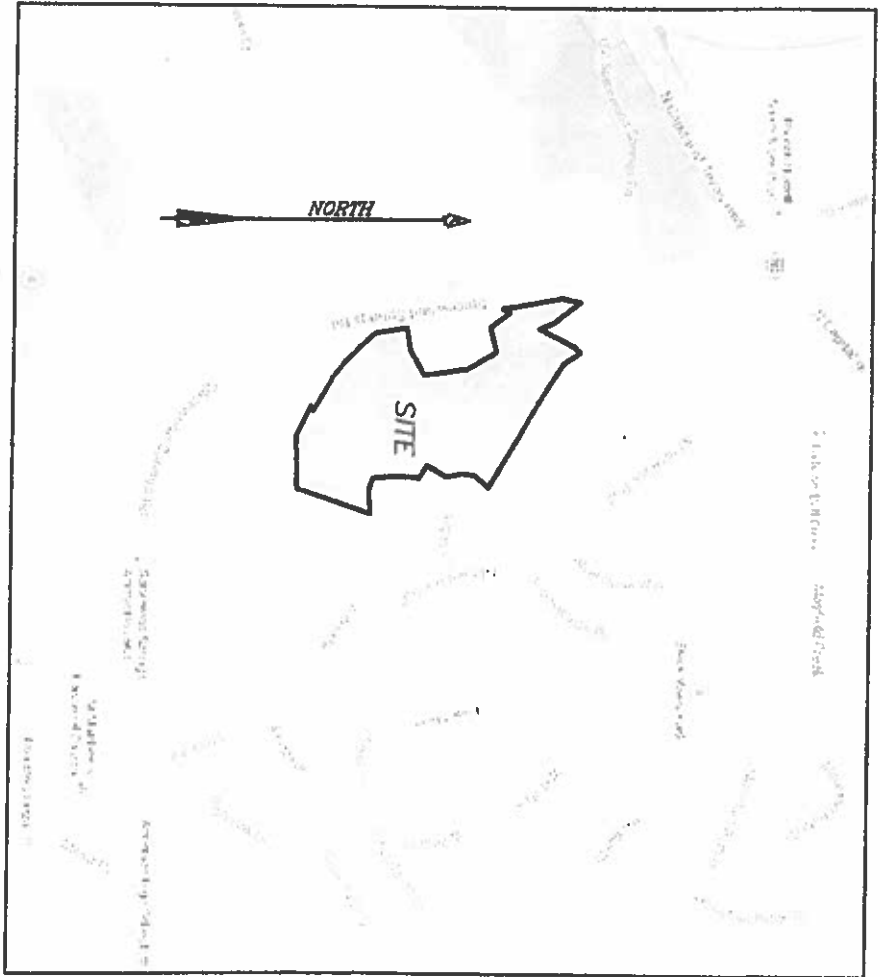
HER SUCCESSORS AND
OR CONSTRUCTION OF
PPlicable CODES AND
VER UNDERSTANDS AND
ING MY BE REQUIRED,
TO CONSTRUCT THIS
ND REQUIREMENTS.

MOVEMENTS MUST BE
OF AUSTIN WATER AND
IFICATIONS. ALL WATER
AUSTIN WATER UTILITY
EMATER CONSTRUCTION

TO CITY OF AUSTIN
ING STREETS AND AS
IE FACE OF THE PLAT.
HESE SIDEWALKS SHALL
OCCUPIED. FAILURE TO
T IN THE WITHHOLDING
PERMITS, OR UTILITY
COMPANY.

VISION, DRAINAGE PLANS
EW, RAINFALL RUN-OFF
DEVELOPED STATUS BY

RECORDED BEFORE THE
ID OTHER SUBDIVISION
OF A SUBDIVISION
ER AND THE CITY OF
THE SUBDIVIDER
ALL STREETS AND
THE SUBDIVISION. THE
WITH THE TERMS OF



NOTES CONTINUED:

15. NO LOT SHALL BE OCCUPIED UNTIL THE STRUCTURE IS CONNECTED TO THE CITY OF AUSTIN WATER AND WASTEWATER UTILITY SYSTEM.
16. BENCHMARK: TRIANGLE CUT ON CONCRETE BASE OF ANTIQUE LIGHT IN CENTER OF ROCK MEDIAN AT ENTRANCE TO STILLHOUSE CANYON CONDOMINIUM.

WOOD SPRINGS



LANDESIGN
SERVICES, INC.

512-238-7901
1220 MCNEIL ROAD
SUITE 200

ROUND ROCK, TEXAS 78681
FIRM REGISTRATION NO. 10001800

2ap 11123326