

C19

SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2013-0222.1A

Z.A.P. DATE: September 16, 2014

SUBDIVISION NAME: Easton Park Section 1A Final Plat

AREA: 54.91 acres

LOT(S): 194 total lots

OWNER/APPLICANT: Carma Easton, LLC (S. Cranston)

AGENT: Peloton Land Solutions (J. Fleming)

ADDRESS OF SUBDIVISION: 6975 McKinney Falls Parkway

GRIDS: K-13

COUNTY: Travis

WATERSHED: Cottonmouth Creek

JURISDICTION: Limited Purpose

EXISTING ZONING: County

MUD: N/A

PROPOSED LAND USE: 176 Single Family Residential lots, 18 Open Space/Drainage Easement lots, and public ROW.

VARIANCES: None.

SIDEWALKS: Sidewalks will be provided on both sides of all internal streets and the subdivision side of McKinney Falls Parkway.

DEPARTMENT COMMENTS: The request is for approval of the Easton Park Section 1A Final Plat. The final plat is composed of 194 lots on 54.91 acres. Water and wastewater will be provided by the City of Austin.

STAFF RECOMMENDATION: Staff recommends approval of the final plat. This final plat meets all applicable state, county, and City of Austin I.D.C requirements.

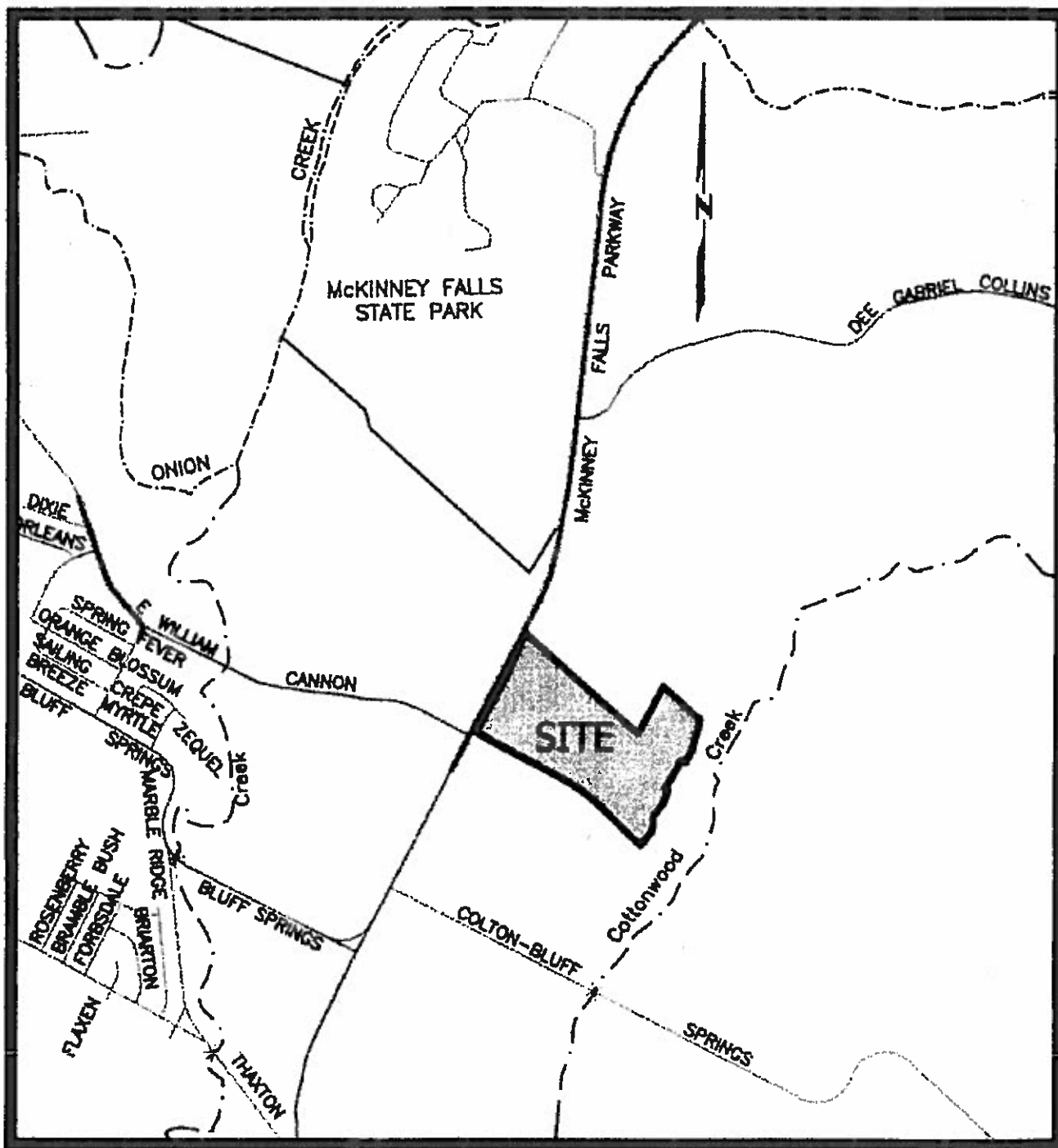
ZONING AND PLATTING COMMISSION ACTION:

CASE MANAGER: Michael Hettenhausen

PHONE: (512) 854-7563

Email address: Michael.Hettenhausen@co.travis.tx.us

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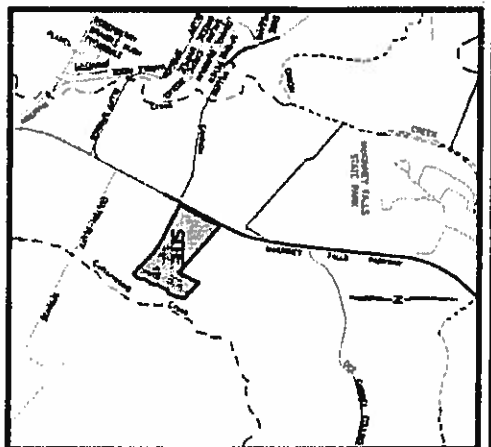


VICINITY MAP
(NOT TO SCALE)

C/3

CONSUMER PROTECTION NOTICE FOR HOMEBUYERS

IF YOU ARE BUYING A LOT IN THIS SUBDIVISION, YOU SHOULD DETERMINE WHETHER THE SUBDIVISION AND THE LAND AROUND IT ARE INSIDE OR OUTSIDE THE CITY LIMITS. THIS CAN AFFECT THE ENJOYMENT AND VALUE OF YOUR HOME. DEPENDING ON STATE LAW AND OTHER FACTORS, LAND OUTSIDE THE CITY LIMITS MAY BE SUBJECT TO FEWER LOCAL GOVERNMENT CONTROLS OVER THE DEVELOPMENT AND USE OF THE LAND INSIDE THE CITY LIMITS. THE SUBDIVISION'S RESTRICTIVE COVENANTS MAY CREATE PRIVATELY ENFORCEABLE RESTRICTIONS AGAINST INCOMPATIBLE LAND USES WITHIN THE SUBDIVISION, WHETHER IT IS INSIDE OR OUTSIDE THE CITY LIMITS. DEPENDING ON STATE LAW AND OTHER FACTORS, HOWEVER, OUTSIDE THE CITY LIMITS NEITHER PRIVATE NOR GOVERNMENTAL RESTRICTIONS MAY BE AVAILABLE TO (1) RESTRICT EITHER THE NATURE OR EXTENT OF DEVELOPMENT NEAR THE SUBDIVISION, OR (2) PROHIBIT LAND USES NEAR THE SUBDIVISION THAT ARE INCOMPATIBLE WITH A RESIDENTIAL NEIGHBORHOOD.



VEHICLE MAP
(NOT TO SCALE)

**FINAL PLAT OF
EASTON PARK
SECTION 1A
TRAVIS COUNTY, TEXAS**

**SHEET
1
OF
5
PLAT No.
WJXK2216**

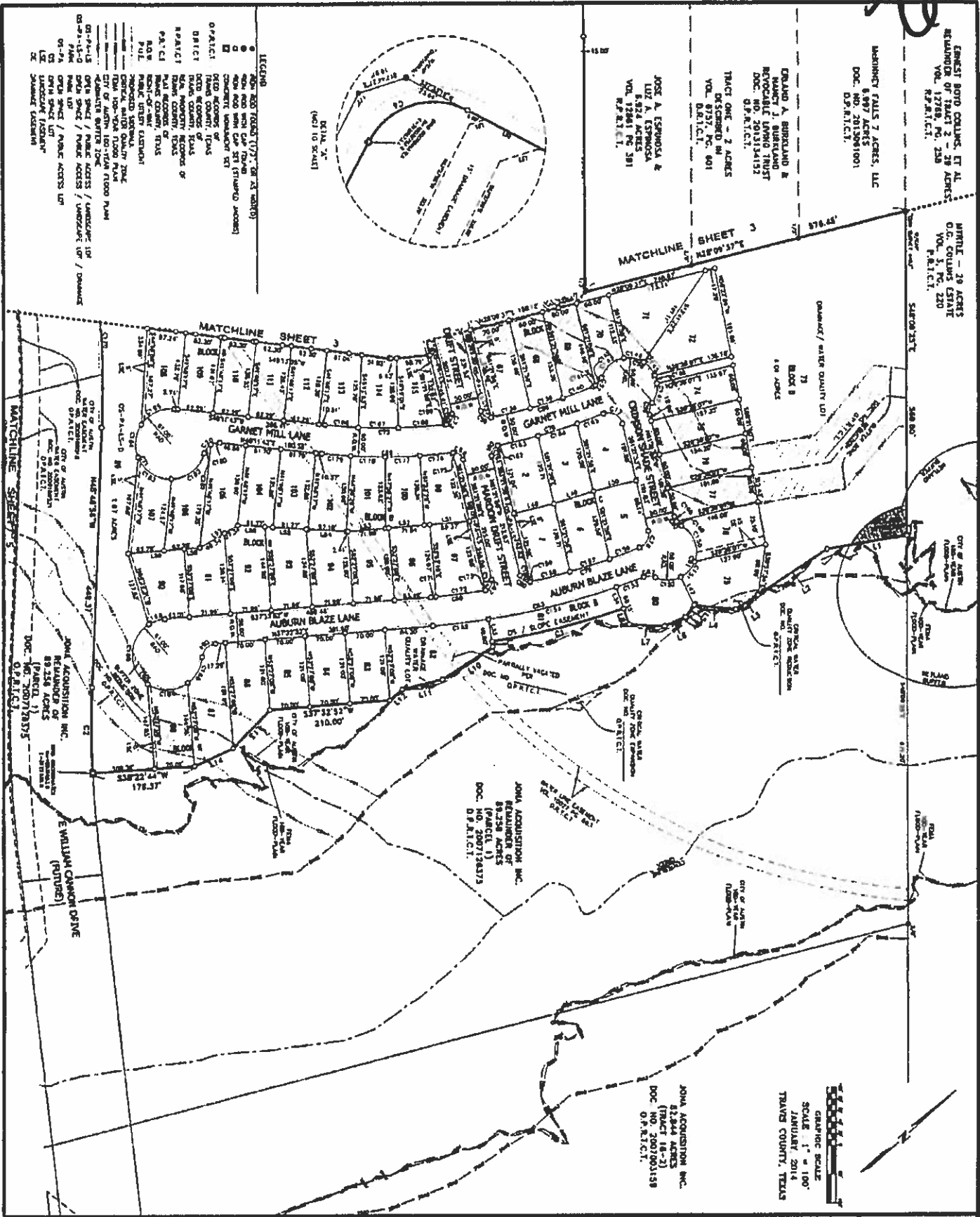
JACOBS

JACOBS ENGINEERING GROUP INC.
TEXAS REGISTRATION #2564
2705 Bee Cave Road, Suite 300
Austin, Texas 78746
(512) 314-3100 Fax (512) 314-3135

**PROJECT: EASTON PARK SECTION 1A
FINAL PLAT
JOB NUMBER: WJXK2216
DATE: JANUARY, 2014
SCALE: 1" = 100'
SURVEYOR: DAVID P. CARR, R.P.S. No. 399
TECHNICIAN: R. WOLF
DRAWING:
DESCRIPTION: N/A
PARTICULARS: N/A
FIELD NOTES: N/A**

2014 JAN 02 10:27 AM

CP



PROJECT: EASTON PARK SECTION 1A
 JOB NUMBER: WJXK2216
 DATE: JANUARY, 2014
 SCALE: 1" = 100'
 SURVEYOR: DAVID P. CARR, RPLS No. 3897
 TECHNICIAN: B. WOLF
 DRAWING:
 DESCRIPTION: N/A
 PARTICIPER: N/A
 FIELDBOOKS: N/A

JACOBS
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FINAL PLAT OF
 EASTON PARK
 SECTION 1A
 TRAVIS COUNTY, TEXAS

SHEET
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 OF
 5
 PLAT No.
 WJXK2216

