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SUBDIVISION REVIEW SHEET

CASE NO: C8-2014-0080.0A

PC DATE: October 28, 2014

SUBDIVISION NAME: Chestnut Station West Resubdivision

AREA: 9.0449 Acres

LOTS: (2)

APPLICANT: Tom Patton
(Freehaven Development Inc.)

AGENT: Aaron Bourgeois
(Big Red Dog Engineering)

ADDRESS OF SUBDIVISION: East Martin Luther King Blvd.

GRIDS: K23

COUNTY: Travis

WATERSHED: Boggy

JURISDICTION: Full Purpose

EXISTING ZONING: TOD-NP-CO

MUD: COA

PROPOSED LAND USE: Commercial/multi-family

ADMINISTRATIVE WAIVERS: None

VARIANCES: None

NEIGHBORHOOD PLAN: Chestnut.

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

DEPARTMENT COMMENTS:

The request is for approval of the Chestnut Station West, a resubdivision of Lot 1 of Chestnut Station Section 2 Resubdivision. The subdivision proposes to resubdivide an existing lot into two lots of 7.1 and 1.9 acres respectively. The City of Austin will provide water service and wastewater service as well as electric service. Parkland dedication requirements will be satisfied at time of site plan approval. The developer will be responsible for all costs associated with any required improvements.

STAFF RECOMMENDATION:

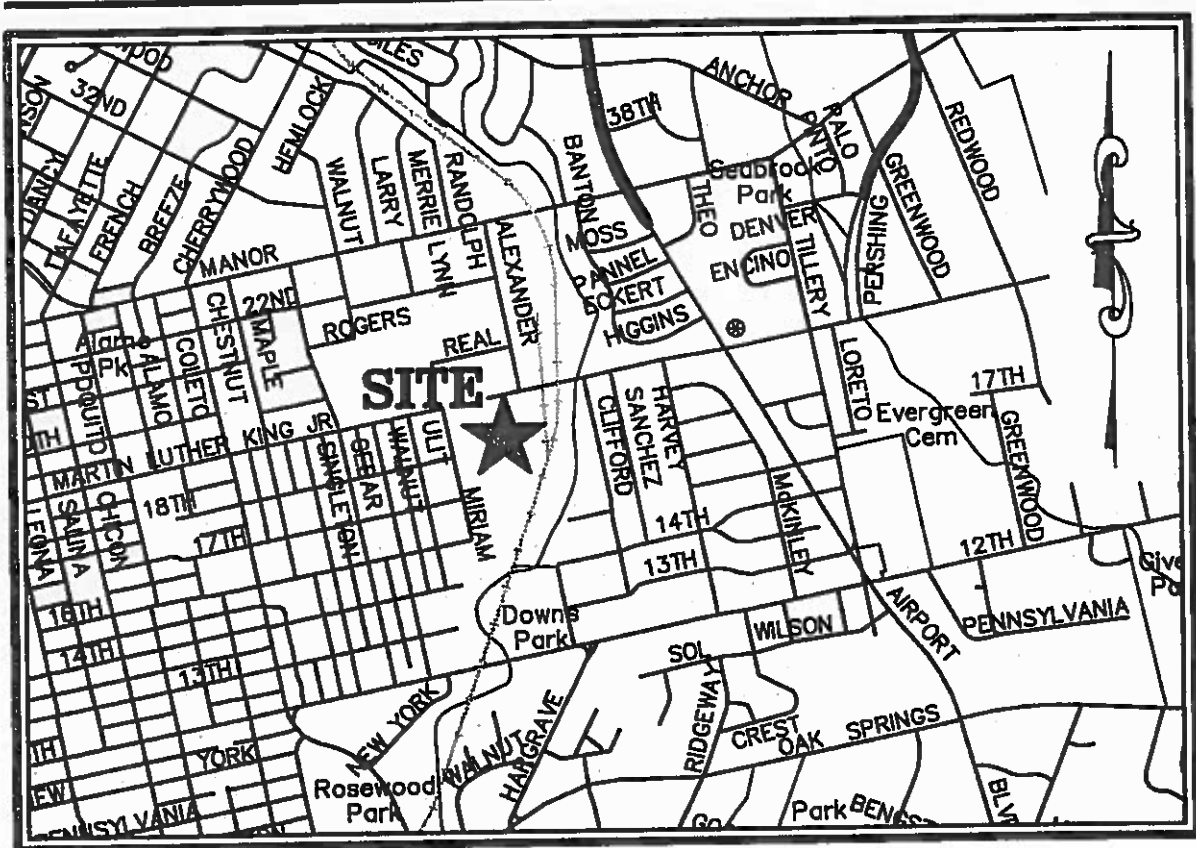
The staff recommends approval of the resubdivision plan. The plat meets all applicable State and City of Austin LDC requirements.

PLANNING COMMISSION ACTION:

CASE MANAGER: Don Perryman
e-mail: don.perryman@ci.austin.tx.us

PHONE: 974-2786

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VICINITY MAP

SCALE: 1" = 2000'

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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: <http://www.austintexas.gov/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: C8-2014-0080.0A
 Contact: Don Perryman, 512-974-2786
 Cindy Castillas, 512-974-3437
 Public Hearing: Oct 28, 2014, Planning Commission

Paul Alvarez
 Your Name (please print) I am in favor
 Not in favor

2601 Zaragoza St. (East Austin Conservancy
 Your address(es) affected by this application
 Paul Alvarez
 Signature
 Date

Daytime Telephone: 785-0492

Comments:
 Nothing in this letter or in the
 website provided explains what
 this will look like or what is
 proposed except that it is a
 "re-subdivision"

If you use this form to comment, it may be returned to:
 City of Austin – Planning & Development Review Department / 4th Fl
 Don Perryman
 P. O. Box 1088
 Austin, TX 78767-8810