

C22  
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**SUBDIVISION REVIEW SHEET**

**CASE NO.:** C8J-2015-0055

**Z.A.P. DATE:** 4-21-15

**SUBDIVISION NAME:** Payton Tract

**AREA:** 4.95

**LOT(S):** 23

**OWNER/APPLICANT:** Trine Devco, LLC  
(Ralph Reed)

**AGENT:** Trine Devco, LLC  
(Ralph Reed)

**ADDRESS OF SUBDIVISION:** 11115 SPRINKLE CUTOFF RD

**GRIDS:** MN30

**COUNTY:**

**WATERSHED:** Walnut Creek

**JURISDICTION:** 2 mile ETJ

**EXISTING ZONING:**

**MUD:** N/A

**NEIGHBORHOOD PLAN:**

**PROPOSED LAND USE:** SF, ROW, PUB

**ADMINISTRATIVE WAIVERS:** None

**VARIANCES:** None

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

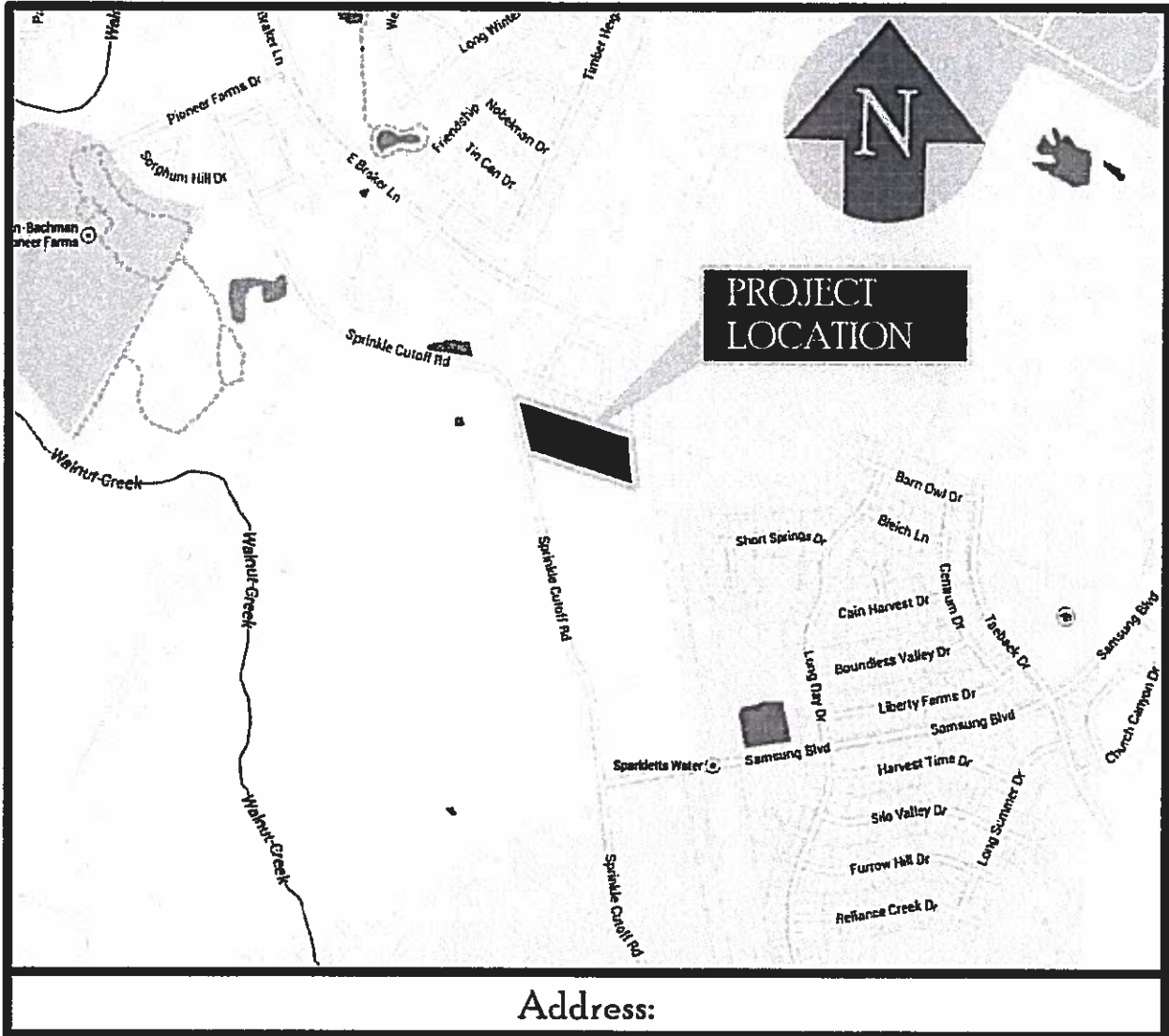
**DEPARTMENT COMMENTS:** The request is for approval of the Payton Tract. The proposed plat is composed of 23 lots on 4.95 acres.

**STAFF RECOMMENDATION:** The staff recommends disapproval of the plat. This plat does not meet all applicable State and City of Austin LDC requirements.

**Z.A.P. ACTION:**

#11315577  
ZAP

C2/N



Address:

4.947 ACRES OF LAND  
OF LUCAS MUNOS, SURVEY  
ABSTRACT NO. 513 IN  
TRAVIS COUNTY, TX  
SECOND TRACT IN  
VOL. 2403, PAGE 319  
OF THE D.R.T.C.T.