

SUBDIVISION REVIEW SHEET

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CASE NO.: C8-2014-0211.0A

P.C. DATE: June 9, 2015

SUBDIVISION NAME: Langham Place, Resubdivision of Lot 48, Block C, C.L. Angell Addition

AREA: 0.23 acres

LOTS: 3

APPLICANT: Cantegra Investment LLC
(Shaun Ryan)

AGENT: Tom Groll Engineering
(Tom Groll)

ADDRESS OF SUBDIVISION: 6114 Langham St.

GRIDS: L19

COUNTY: Travis

WATERSHED: Country Club East

JURISDICTION: Full Purpose

EXISTING ZONING: SF-3-NP

PROPOSED LAND USE: Residential

NEIGHBORHOOD PLAN: Montopolis

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

DEPARTMENT COMMENTS: The request is for the approval of the Langham Place, Resubdivision of Lot 48, Block C, C.L. Angell Addition. The applicant proposes to resubdivide an existing lot into a three lot subdivision for Cottage Use. The plat is within the Montopolis Neighborhood Plan which allows Cottage use, and follows the neighborhood plan requirements. The minimum lot width is 30 feet, and the minimum lot area is 2,500 square feet for Cottage Lot use.

The City of Austin will provide electric services, and water and wastewater. The developer will be responsible for all cost associated with required improvements.

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

PLANNING COMMISSION ACTION:

CASE MANAGER: Cesar Zavala
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