

SUBDIVISION REVIEW SHEET

C13
/ 1

CASE NO.: C8-2014-0115

P.C. DATE: June 23, 2015

SUBDIVISION NAME: Richardson Lane Subdivision

AREA: 1.204

LOT(S): 12

APPLICANT: Stafford Deveopment LLC
(Joe Stafford)

AGENT: Powers Engineering, Inc.
(Forrest Powers)

ADDRESS OF SUBDIVISION: 749 Montopolis Dr. (at Richardson Lane)

GRIDS: ML19

COUNTY: Travis

WATERSHED: Country Club East

JURISDICTION: Full-Purpose

EXISTING ZONING: SF-3-NP

DISTRICT: 3

NEIGHBORHOOD PLAN: Montopolis

PROPOSED LAND USE: Single Family

SIDEWALKS: Sidewalks will be provided on subdivision side of Montopolis Road and Richardson Lane.

DEPARTMENT COMMENTS: The request is for approval of the preliminary subdivision plan, namely Richardson Lane Subdivision. The proposed subdivision will be composed of 12 Cottage lots on 1.204 acres.

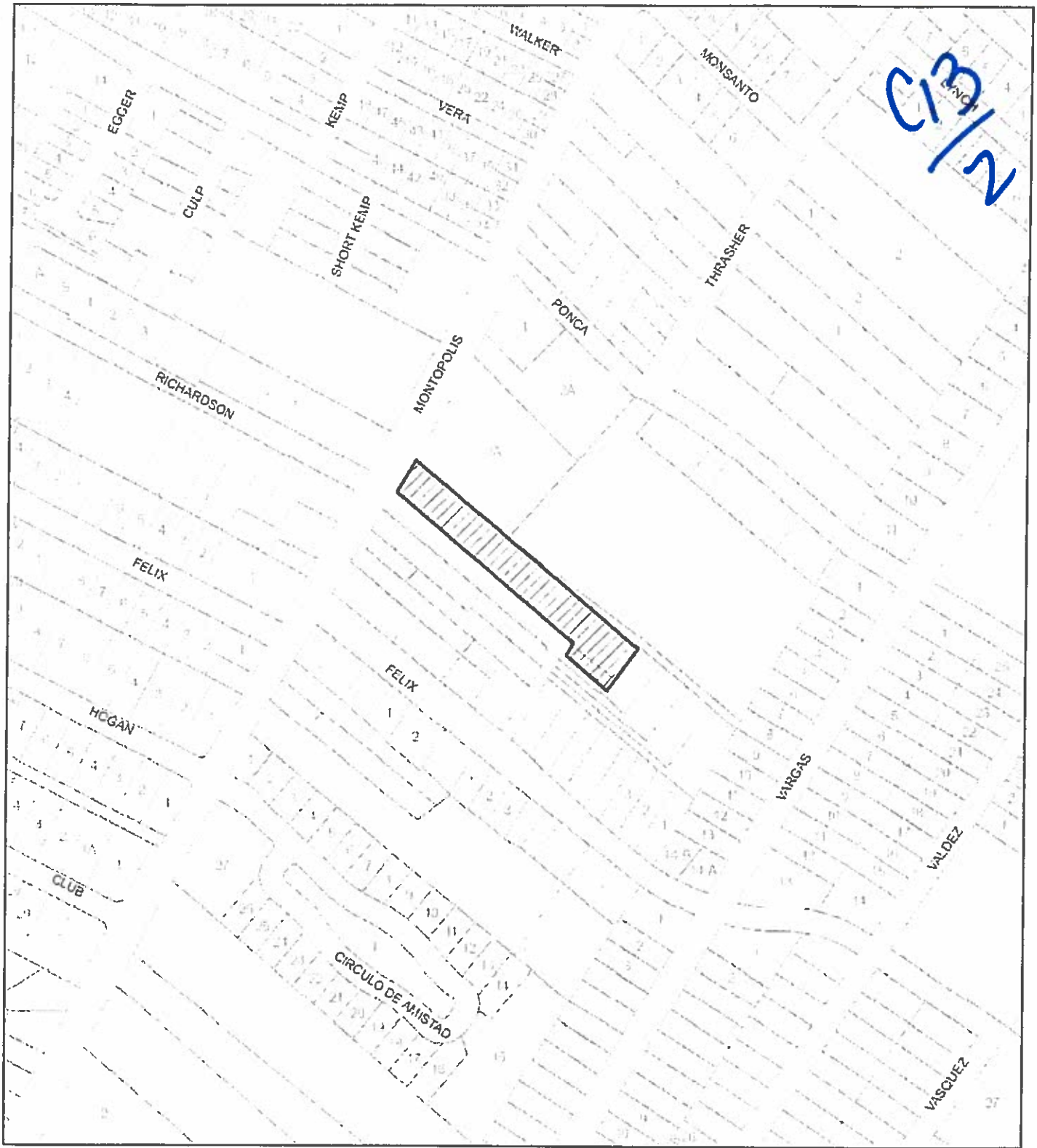
Cottage use lots are permitted under Montopolis Neighborhood Plan Ordinance # 010927-28

STAFF RECOMMENDATION: The staff recommends approval of the preliminary subdivision plan. This plan meets all applicable State Local Government and City of Austin Land Development Code requirements.

PLANNING COMMISSION ACTION:



CASE MANAGER: Sylvia Limon
E-mail: Sylvia.limon@austintexas.gov

PHONE: 512-974-2767



C8-115



-  Subject Tract
-  Base Map

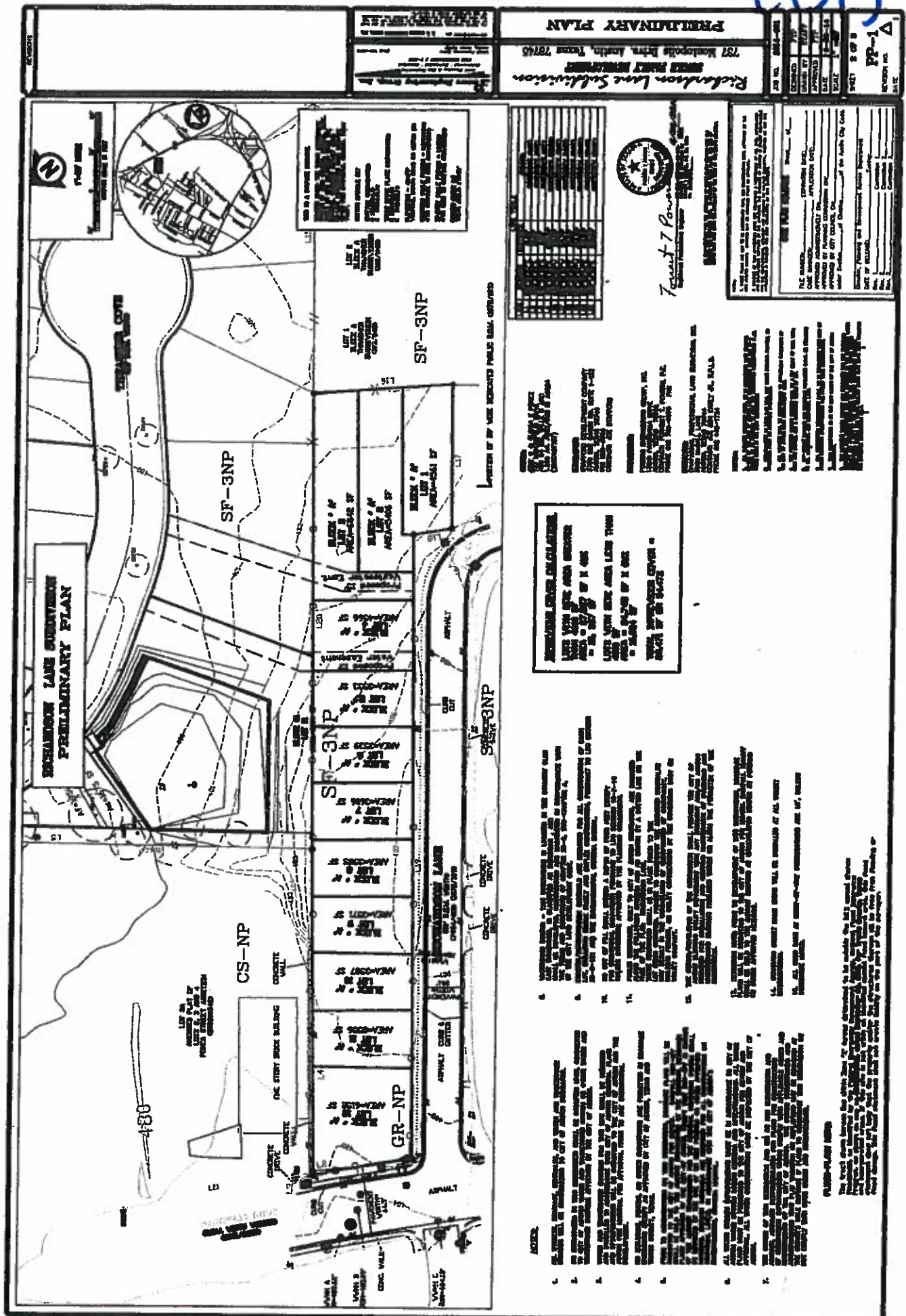
CASE#: C8-2014-0115
 ADDRESS: Richardson Ln @
 749 Montopolis



This product is for informational purposes and may not have been prepared for or be suitable for legal engineering or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by the Planning and Development Review Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

C1313



PRELIMINARY PLAN
 787 Montopolis Drive Austin, Texas 78745
Richardson Lane Subdivision
 ENGINEER: [Name]
 DATE: [Date]

JOB NO. 1000-1001
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 DATE: [Date]
 SHEET 3 OF 3
 PP-1
 DIVISION NO. 1001



Joseph T. Powers
 State of Texas
 License No. 10010

FILE NUMBER	PROJECT NO.
CASE NUMBER	APPLICANT'S NAME
APPROVED BY	APPROVED BY (TITLE)
DATE	DATE
CITY OF AUSTIN, TEXAS	
OFFICE OF COMMUNITY DEVELOPMENT	
PLANNING DEPARTMENT	
1000 N. BRASSER AVENUE, AUSTIN, TEXAS 78701	

NOTES:

- ALL UTILITIES TO BE LOCATED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE APPROPRIATE AGENCIES.
- THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
- ALL UTILITIES SHALL BE DEPTH MARKED AND LOCATED PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL MAINTAIN ALL EXISTING UTILITIES AND SHALL BE RESPONSIBLE FOR REPAIRING ANY DAMAGE TO SUCH UTILITIES.
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ADDITIONAL NOTES:

1. ALL UTILITIES SHALL BE DEPTH MARKED AND LOCATED PRIOR TO CONSTRUCTION.

2. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.

3. ALL UTILITIES SHALL BE DEPTH MARKED AND LOCATED PRIOR TO CONSTRUCTION.

4. THE CONTRACTOR SHALL MAINTAIN ALL EXISTING UTILITIES AND SHALL BE RESPONSIBLE FOR REPAIRING ANY DAMAGE TO SUCH UTILITIES.

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PLANNING DEPARTMENT