

**SUBDIVISION REVIEW SHEET**

C21/1

**CASE NO.:** C8J-2014-0138

**Z.A.P. DATE:** 7.7.2015  
PP from 6.16.2015 due to weather

**SUBDIVISION NAME:** Cantarra II Preliminary Plan (Small Lot Subdivision)

**AREA:** 48.8 Acres

**LOT(S):** 211 Total Lots

**OWNER/APPLICANT:** Ada M. Ellison

**AGENT:** Carlson, Brigrance &  
Doering, Inc. (Lee A. Whited)

**ADDRESS OF SUBDIVISION:** East Howard Lane

**GRIDS:** P-13

**COUNTY:** Travis

**WATERSHED:** Gilleland Creek

**JURISDICTION:** 2-Mile ETJ

**EXISTING ZONING:** N/A

**MUD:** N/A

**PROPOSED LAND USE:** Single-Family Residential-Small Lot

**ADMINISTRATIVE WAIVERS:** None

**VARIANCES:** None

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

**DEPARTMENT COMMENTS:** The request is for approval of a final plat located in the county and in the City of Austin's 2-Mile ETJ. It is classified as a small lot subdivision. The plat is composed of 211 lots on 48.8 acres. The proposed subdivision includes 205 single-family lots and 6 open space, drainage and water quality, and amenity lots. The applicant has secured a service extension from the City of Austin to provide water and wastewater to the proposed development.

**ISSUES:**

None

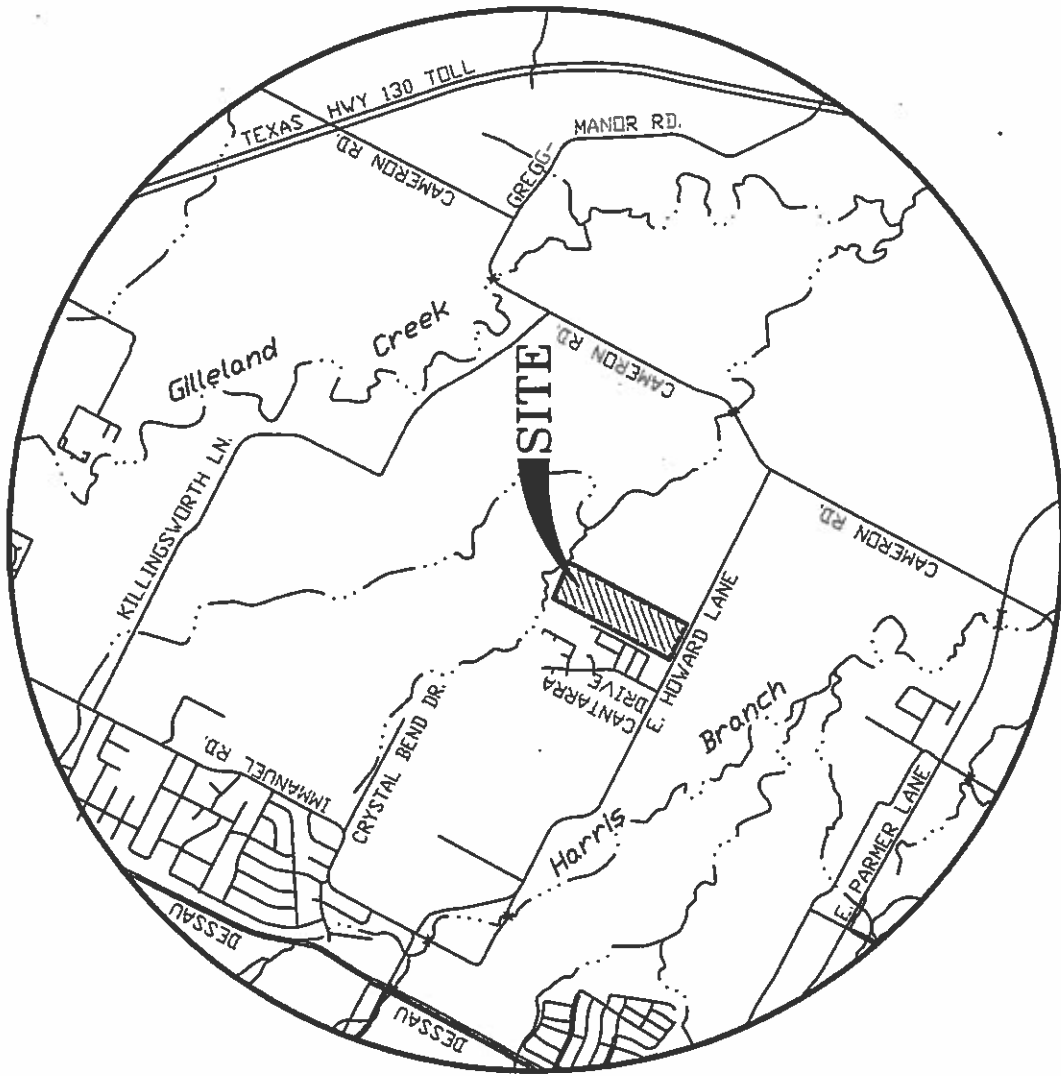
**STAFF RECOMMENDATION:** The final plat meets all applicable state, county and City of Austin Title 30 – Land Development Code requirements and staff recommends approval.

**ZONING AND PLATTING COMMISSION ACTION:**

**CASE MANAGER:** Jose Luis Arriaga  
Email address: [joe.arriaga@co.travis.tx.us](mailto:joe.arriaga@co.travis.tx.us)

**PHONE:** 854-7562

C21/2

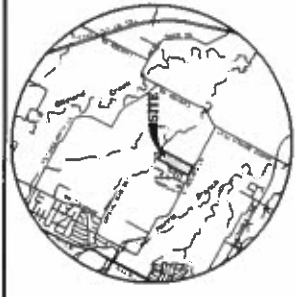
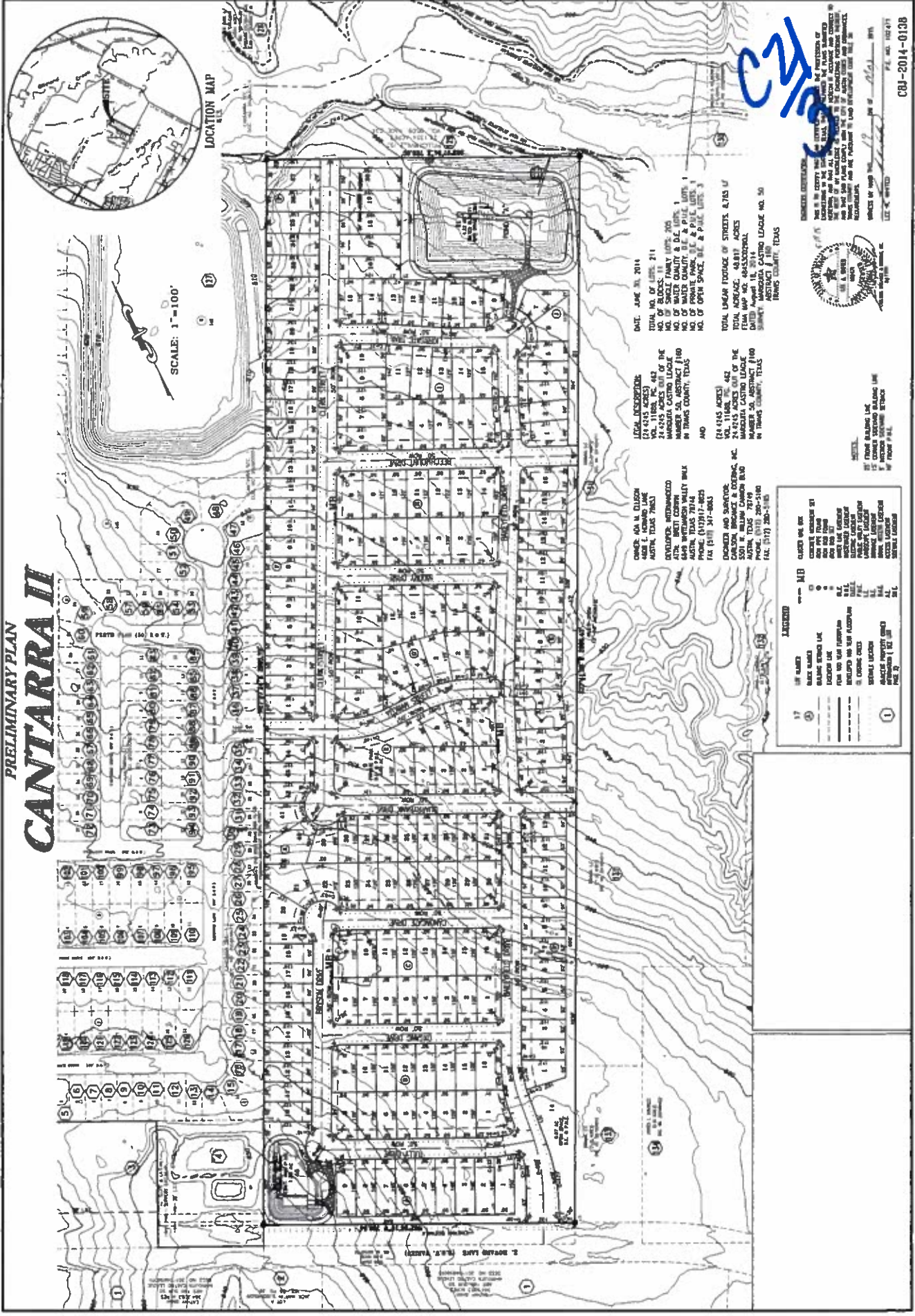


LOCATION MAP  
N.T.S.

# PRELIMINARY PLAN CANTARRA II

DATE: OCTOBER 2014  
 DRAWN BY: J.L.  
 CHECKED BY: LAW  
 PRELIMINARY PLAN 100 SCALE

PROJECT NAME: CANTARRA II  
 SHEET: 1 OF 2  
 DATE: OCTOBER 2014  
 DRAWN BY: J.L.  
 CHECKED BY: LAW  
 PRELIMINARY PLAN 100 SCALE



DATE: JUNE 30, 2014

TOTAL NO. OF LOTS: 211  
 NO. OF BLOCKS: 11  
 NO. OF WATER QUANTITY & D.E. LOTS: 1  
 NO. OF WATER QUANTITY D.E. & P.U.E. LOTS: 1  
 NO. OF P.U.E. LOTS: 1  
 NO. OF OPEN SPACE: 11.2 ACRES

TOTAL LINEAR FOOTAGE OF STREETS: 8,780.17  
 TOTAL AREA OF STREETS: 485,817.00  
 TOTAL AREA OF PAVED STREETS: 485,817.00  
 DATED August 18, 2014  
 MARIANNA CASTRO LEAGUE NO. 50  
 TRAVIS COUNTY, TEXAS

TOTAL ACRES: 482  
 VOL. 11688, P.C. 482  
 COUNTY OF TRAVIS, TEXAS  
 MARIANNA CASTRO LEAGUE  
 NUMBER 50, INSTRUMENT 1160  
 IN TRAVIS COUNTY, TEXAS

OWNER: JESSE N. OLSON  
 1401 E. ACAPULCO  
 AUSTIN, TEXAS 78763  
 DEVELOPER: INTERNATIONAL  
 CITY STREET CORP  
 6445 WINTERBURN VALLEY BLVD  
 AUSTIN, TEXAS 78744  
 FAX (512) 347-8843

ENGINEER AND SURVEYOR:  
 VOL. 11688, P.C. 482  
 COUNTY OF TRAVIS, TEXAS  
 MARIANNA CASTRO LEAGUE  
 NUMBER 50, INSTRUMENT 1160  
 IN TRAVIS COUNTY, TEXAS

THIS IS A PRELIMINARY PLAN AND THE PROVISIONS OF THE SUBDIVISION ACT APPLY TO THIS PLAN. THE PROVISIONS OF THE SUBDIVISION ACT ARE INCORPORATED BY REFERENCE INTO THIS PLAN. THE ENGINEER AND SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS FOUND THAT THE PROPERTY IS IN ACCORDANCE WITH THE SUBDIVISION ACT AND THE PROVISIONS OF THE SUBDIVISION ACT. THE ENGINEER AND SURVEYOR HAS NOT CONDUCTED A SURVEY OF THE PROPERTY AND HAS NOT DETERMINED THE EXACT BOUNDARIES OF THE PROPERTY. THE ENGINEER AND SURVEYOR HAS NOT DETERMINED THE EXACT BOUNDARIES OF THE PROPERTY. THE ENGINEER AND SURVEYOR HAS NOT DETERMINED THE EXACT BOUNDARIES OF THE PROPERTY.

LEGEND

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BY THESE RECORDING ACTS  
 I HEREBY RECORD THESE ACTS  
 IN FORCE OF LAW

NOTARY PUBLIC  
 STATE OF TEXAS  
 My Comm. Expires: 12/31/15

CB1-2014-0138