

C12  
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**SUBDIVISION REVIEW SHEET**

**CASE NO.:** C8-2015-0155

**PC DATE:** 8/11/15

**SUBDIVISION NAME:** Grove at Shoal Creek

**AREA:** 75.75 acres

**LOT(S):** 4

**OWNER/APPLICANT:** (Steve Walkup)

**AGENT:** Brown & Gay Engineers (Brian Williams)

**ADDRESS OF SUBDIVISION:** 4205 Bull Creek Rd.

**GRIDS:** MH26

**COUNTY:**

**WATERSHED:** Shoal Creek

**JURISDICTION:** Full-Purpose

**EXISTING ZONING:**

**MUD:** N/A

**NEIGHBORHOOD PLAN:** Rosedale

**PROPOSED LAND USE:** Commercial

**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 Grove at Shoal Creek Subdivision. The proposed plat is composed of 4 lots on 75.75 acres.

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

**PLANNING COMMISSION ACTION:**

11385-984



PC

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FM 2222 / ALLANDALE RD

PROJECT LOCATION

45TH ST

SHOAL CREEK

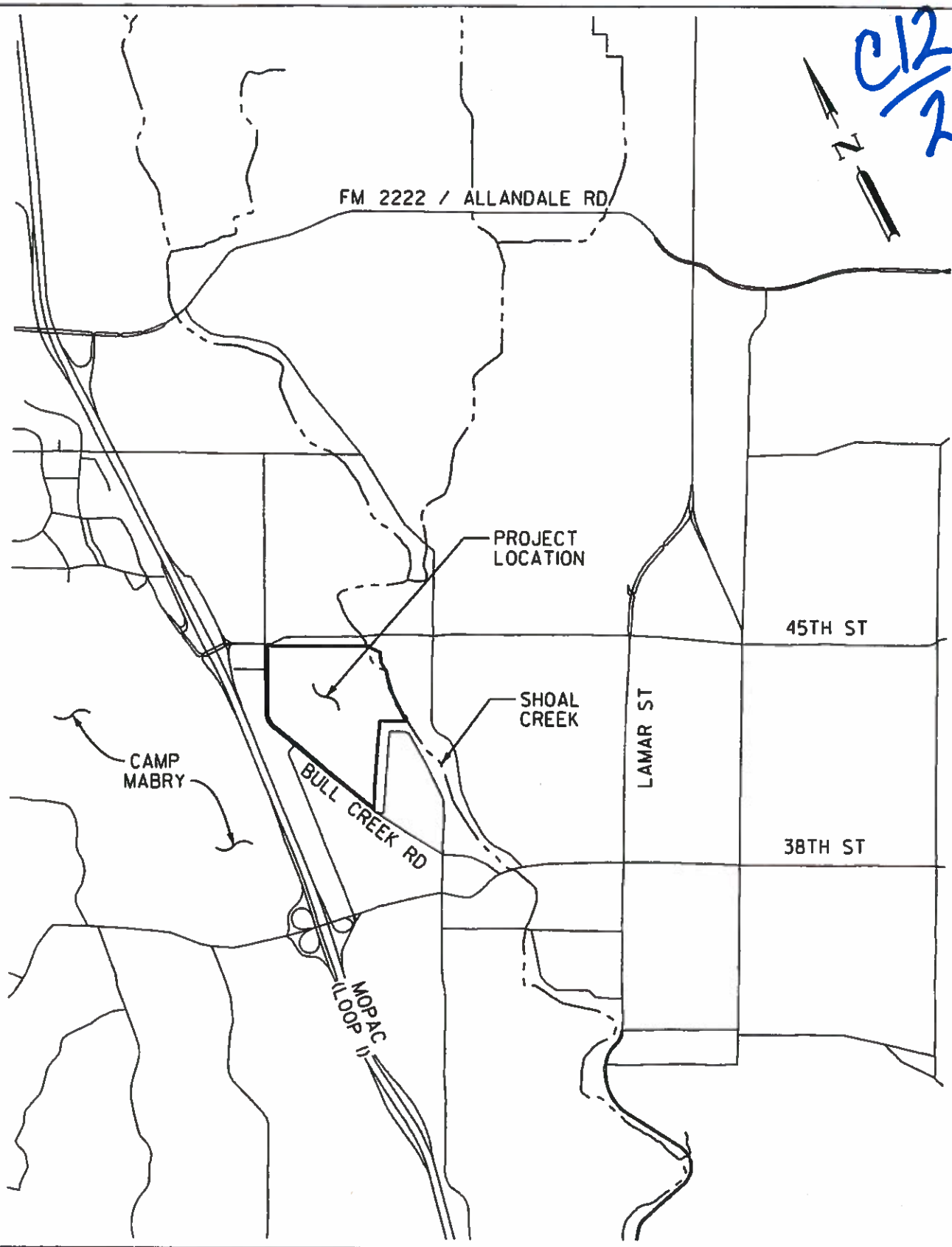
CAMP MABRY

LAMAR ST

38TH ST

BULL CREEK RD

MOPAC (LOOP 1)



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LOCATION MAP

ISSUE DATE:	PROJECT REF:	SCALE:	EXHIBIT
JANUARY 21, 2014	4295 BULL CREEK RD. 7.9 ACRES TRACT	1" = 200'	1