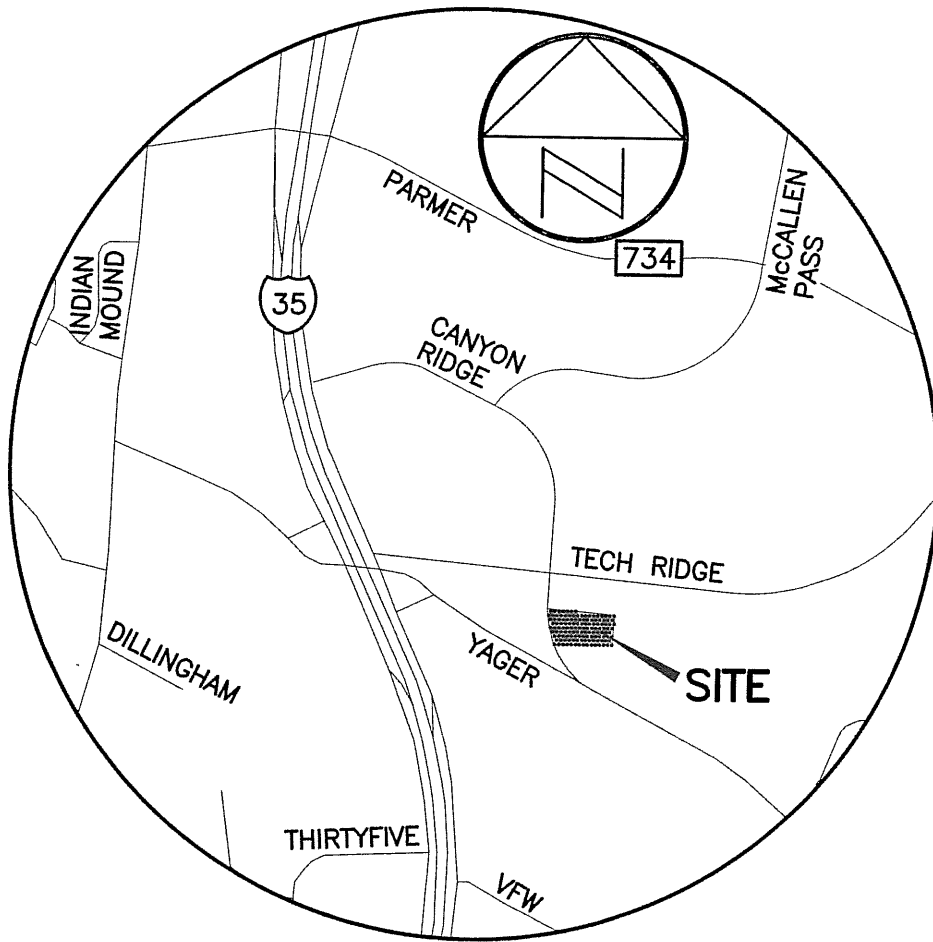


SUBDIVISION REVIEW SHEET**CASE NO.:** C8-95-0208.03.1A**ZAP DATE:** April 5, 2016**SUBDIVISION NAME:** Final Plat of Tech Ridge Center Phase VI, Lot 5**AREA:** 2.404**LOT(S):** 1**OWNER/APPLICANT:** Tech Ridge Phase
(Paul Juarez)**AGENT:** LJA Engineering
(Reese Hurley)**ADDRESS OF SUBDIVISION:** N. IH35 Service Road NB**GRIDS:** MM33**COUNTY:** Travis**WATERSHED:** Walnut Creek**JURISDICTION:** Full-Purpose**EXISTING ZONING:** N/A**MUD:** N/A**NEIGHBORHOOD PLAN:** N/A**PROPOSED LAND USE:** Commercial**ADMINISTRATIVE WAIVERS:****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 Final Plat of Tech Ridge Center Phase VI, Lot 5. The proposed plat is composed of 1 lot on 2.404 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 / ZONING AND PLATTING ACTION:**



LOCATION MAP
NOT TO SCALE