

SUBDIVISION REVIEW SHEET**CASE NO.:** C8-2016-0003.0A**P.C. DATE:** July 12, 2016**SUBDIVISION NAME:** Georgian Acres Resubdivision**AREA:** 0.80**LOT(S):** 2**OWNER/APPLICANT:** (Susan Ponder)**AGENT:** Carlson, Brigrance & Doering (Geoff Guerreo)**ADDRESS OF SUBDIVISION:** 9000 Georgian Drive**GRIDS:** L30**COUNTY:** Travis**WATERSHED:** Little Walnut Creek**JURISDICTION:** Full-Purpose**EXISTING ZONING:** SF-3-NP**MUD:** N/A**NEIGHBORHOOD PLAN:** Georgian Acres NPA**DISTRICT:** 4**PROPOSED LAND USE:** Single Family**ADMINISTRATIVE WAIVERS:** None**VARIANCES:** None**SIDEWALKS:** Sidewalks will be provided on the subdivision side of boundary streets.

DEPARTMENT COMMENTS: The request is for approval of the Georgian Acres Resubdivision. The proposed plat is to resubdivide 1 lot into 2 lots on 0.80 acres for residential use. All City of Austin utilities will be available. The developer will be responsible for all costs associated with any required improvements.

STAFF RECOMMENDATION: The staff recommends approval of the plat. This plat meets all applicable State and City of Austin LDC requirements.

PLANNING COMMISSION ACTION:**CITY STAFF:** Don Perryman**PHONE:** 512-750-6530**E-MAIL:** don.perryman@austintexas.gov

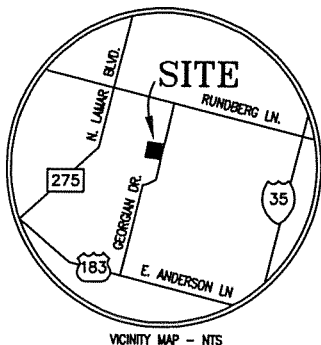
Item C-07 2 of 3 RESUBDIVISION OF A PORTION OF LOT 4 BLOCK B GEORGIAN ACRES

LEGEND

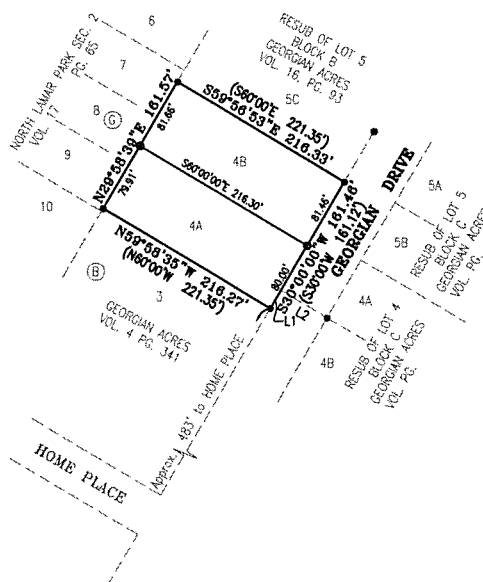
- IRON ROD SET
- IRON ROD FOUND

OWNER: SUSAN ELAINE PONDER
9000 GEORGIAN DRIVE
AUSTIN, TX 787

ACREAGE: 0.80 ACRE
SURVEY: JOHN APPLIGATE SURVEY NO. 58, ABS. 29
NO. OF LOTS: 2
NO. OF BLOCKS: 1
F.E.M.A. MAP NO. 4845300455H DATED: 09-26-2008
TRAVIS COUNTY, TEXAS
19 LOT NUMBER
A BLOCK NUMBER
DATE: DECEMBER 23, 2015



JOHN APPLIGATE SURVEY
No. 58, ABSTRACT 29



SCALE: 1" = 100'

Line Table		
Line #	Length	Direction
L1	23.20	N32°00'00"E
L2	60.00	N60°00'00"W

Lot Area Table	
Lot #	Area (s.f.)
4A	17,293
4B	17,643

STATE OF TEXAS:
COUNTY OF TRAVIS:

KNOW ALL MEN BY THESE PRESENTS: THAT SUSAN ELAINE PONDER, INDIVIDUAL, BEING THE OWNER OF LOT 4, BLOCK B, GEORGIAN ACRES, A SUBDIVISION OF RECORD IN VOLUME 4, PAGES 341 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, CONVEYED BY WILL DOCUMENT C-1-PB-14-081316 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, DOES HEREBY RESUBDIVIDE 0.80 ACRE OF LAND IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT, TO BE KNOWN AS "RESUBDIVISION OF A PORTION OF LOT 4, BLOCK B, GEORGIAN ACRES" AND DOES HEREBY DEDICATE TO THE PUBLIC, THE USE OF THE STREETS AND EASEMENTS SHOWN HEREON, SUBJECT TO ANY EASEMENTS AND/OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND, THIS THE ____ DAY OF _____, 20____, A.D.

SUSAN ELAINE PONDER
9000 GEORGIAN DRIVE
AUSTIN, TEXAS 78753-5135

STATE OF TEXAS:
COUNTY OF TRAVIS:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED SUSAN ELAINE PONDER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT OF WRITING, AND SHE ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

WITNESS MY HAND AND SEAL OF OFFICE, THIS THE ____ DAY OF _____, 20____, A.D.

NOTARY PUBLIC IN AND FOR TRAVIS COUNTY, TEXAS

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING COMMISSION OF THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, THIS THE ____ DAY OF _____, 20____, A.D.

CHAIRPERSON,

SECRETARY

THIS SUBDIVISION IS IN THE FULL PURPOSE CITY LIMITS OF THE CITY OF AUSTIN ON THIS THE ____ DAY OF _____, 20____.

APPROVED FOR ACCEPTANCE:

DIRECTOR
DEVELOPMENT SERVICES DEPARTMENT

DATE

SHEET 1 OF 2 RH

Carlson, Brigrance & Doering, Inc.
Civil Engineering Surveying
3401 Slaughter Lane West Austin, Texas 78748
PH: (512) 250-5160 FAX: (512) 250-5160

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