

## **SUBDIVISION REVIEW SHEET**

**CASE NO.:** C8J-2016-0250.0A

**ZAP DATE:** Jan 17, 2017

**SUBDIVISION NAME:** North Park Section Four, Resubdivision of Lot 1 Block B

**AREA:** 12.64

**LOT(S):** 2

**OWNER/APPLICANT:** FBM Gypsum Supply LLC (Ruben Mendoza)

**AGENT:** LJA Engineering, Inc. (Danny Miller P.E.)

**ADDRESS OF SUBDIVISION:** 1717 Grand Avenue Parkway

**GRIDS:** N38

**COUNTY:** Travis

**WATERSHED:** Gilleland Creek

**JURISDICTION:** 2-Mile ETJ

**EXISTING ZONING:** N/A

**MUD:** N/A

**NEIGHBORHOOD PLAN:** N/A

**PROPOSED LAND USE:** Commercial

**ADMINISTRATIVE WAIVERS:**

**VARIANCES:** None

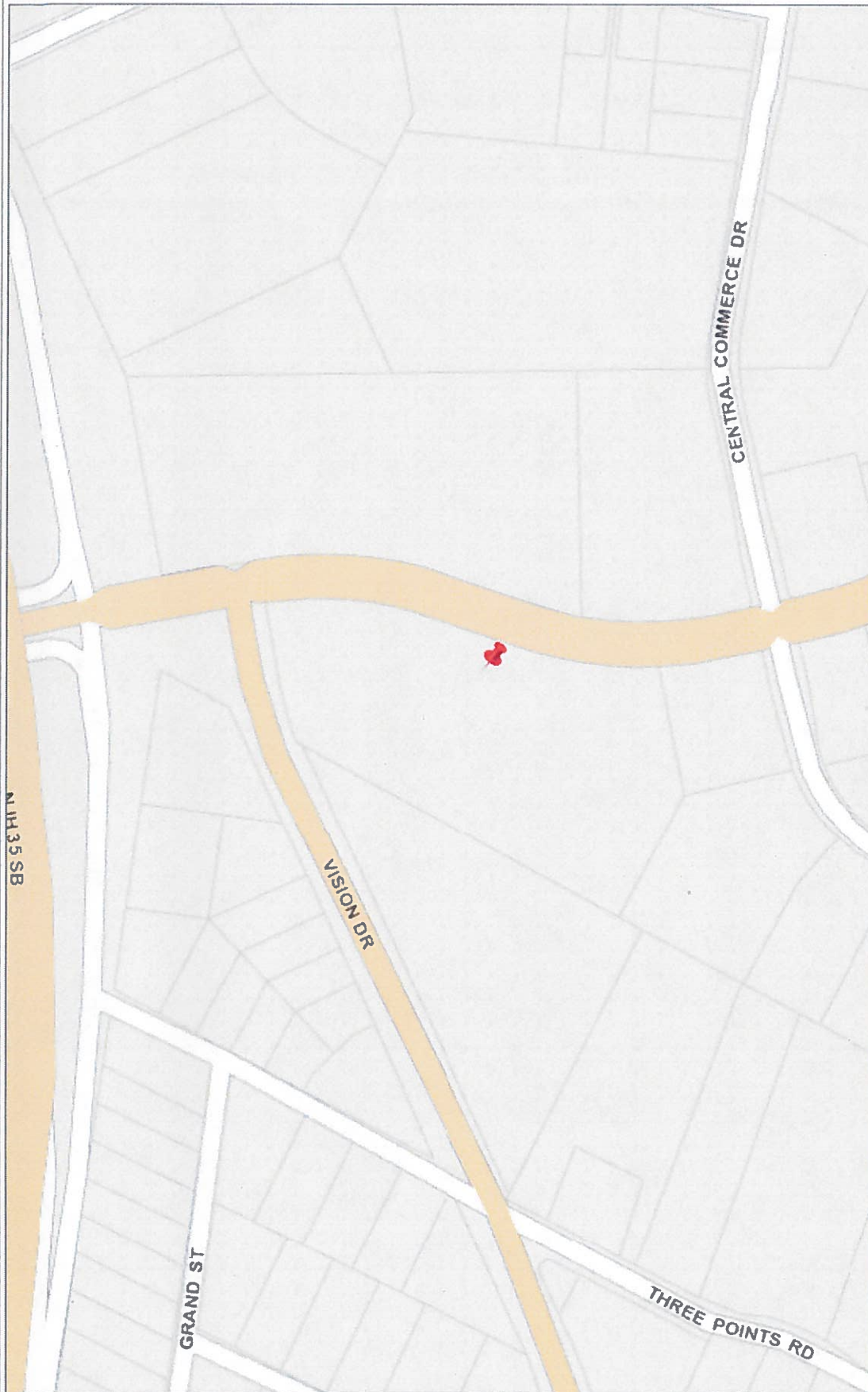
**SIDEWALKS:** Sidewalks will be provided on both sides of all internal streets and the subdivision side of boundary streets.

**DEPARTMENT COMMENTS:** The request is for approval of the North Park Section Four, Resubdivision of Lot 1 Block B Final Plat. The proposed plat is composed of 2 lots on 12.64 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:**

# NORTH PARK SECTION FOUR, RESUBDIVISION OF LOT 1 BLOCK B



## Legend

-  Lot Lines
-  Streets
-  Building Footprints
-  Named Creeks
-  Lakes and Rivers
-  Parks
-  County

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