

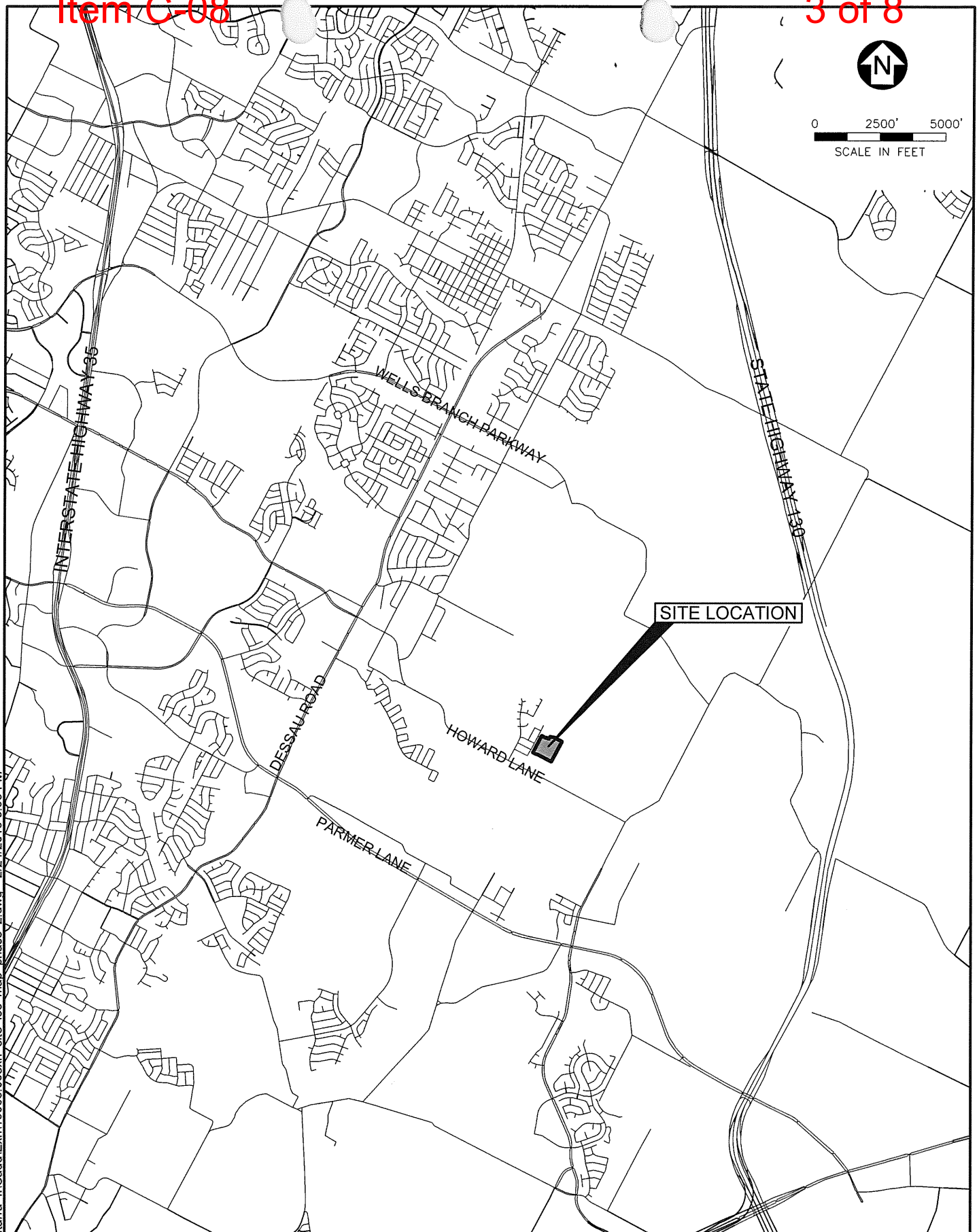
**SUBDIVISION REVIEW SHEET****CASE NO.:** C8J-2014-0138.2A**ZAP DATE:** April 4, 2017**SUBDIVISION NAME:** Cantarra II, Phase 2**AREA:** 14.71 acres**LOTS:** 70**APPLICANT:** Cantarra Ventures II, LTD (Brett Corwin)**AGENT:** RPS Group (Josh Henke)**ADDRESS OF SUBDIVISION:** 4608 E Howard Lane**GRIDS:** MQ32**COUNTY:** Travis**WATERSHED:** Gilliland Creek**JURISDICTION:** Full Purpose**EXISTING ZONING:** SF-4A**DISTRICT:** 1**LAND USE:** Residential**NEIGHBORHOOD PLAN:** none**SIDEWALKS:** Sidewalks will be constructed along all streets.

**DEPARTMENT COMMENTS:** The request is for the approval of Cantarra Section II, Phase 2. The plat is comprised of 67 residential lots, 2 drainage/open space lots and one private park lot on 14.71 acres. The proposed lots comply with the approved preliminary plan and the zoning requirements for use, lot width and lot size.

**STAFF RECOMMENDATION:** The staff recommends approval of the plat. The subdivision meets all applicable State and City of Austin Land Development Code requirements.

**ZONING AND PLATTING COMMISSION ACTION:****CASE MANAGER:** Steve Hopkins**PHONE:** 512-974-3175**E-mail:** [steve.hopkins@austintexas.gov](mailto:steve.hopkins@austintexas.gov)





P:\active\15068.00 Cantarra II\Cadd\Exh\15068.00exh site loc map phase 2.dwg 2/24/2016 3:53 PM

**RPS**

4801 Southwest Parkway,  
Parkway 2, Suite 150  
Austin, Texas 78735  
(512) 326-5659  
TBPE #F-293

**EXHIBIT 1**  
**SITE LOCATION MAP**  
CANTARRA II SUBDIVISION - PHASE 2  
AUSTIN, TEXAS

FEBRUARY 2016

15068.00



MARIGUITA CASTRO LEAGUE 50  
ABSTRACT NO. 160  
TRAVIS COUNTY, TEXAS  
FEBRUARY 2016



GRAPHIC SCALE  
1" = 100'



### LEGEND

- 1/2 INCH IRON ROD W/ PLASTIC "DELTA SURVEY" CAP SET
- ⊙ IRON ROD WITH "CHD" CAP FOUND
- WWE WASTEWATER EASEMENT
- WQE WATER QUALITY EASEMENT
- DE DRAINAGE EASEMENT
- PUL PUBLIC UTILITY EASEMENT
- O.P.R.T.C.T.X. OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS
- R.P.R.T.C.T.X. REAL PROPERTY RECORDS, TRAVIS COUNTY, TEXAS
- BM ELEVATION BENCHMARK
- LDC LAND DEVELOPMENT CODE
- C.O.A. CITY OF AUSTIN
- R.O.W. RIGHT OF WAY
- ..... SIDEWALK

### LAND USE SCHEDULE

USE	AREA (AC)	# OF LOTS
<u>RESIDENTIAL</u>		
LOTS	10.03	67
ROW (3055 LINEAR FEET)	3.50	
<u>NON-RESIDENTIAL USES</u>		
OPEN SPACE, D.E.	0.51	2
PRIVATE PARK	0.67	1
<b>TOTAL</b>	<b>14.71</b>	<b>70</b>

CURVE	RADIUS	ARC	CHORD	BEARING	DELTA
C1	25.00'	21.03'	30.41'	N89°35'29"E	48°11'23"
C2	50.00'	32.14'	31.59'	S82°05'11"E	36°59'01"
C3	50.00'	162.65'	99.85'	S73°41'11"W	186°22'46"
C4	25.00'	21.03'	30.41'	S38°13'08"E	48°11'23"
C5	20.00'	31.42'	28.28'	N72°41'11"E	90°00'00"
C6	20.00'	31.42'	28.28'	S37°18'49"W	90°00'00"
C7	25.00'	21.03'	30.41'	N86°24'31"W	48°11'23"
C8	50.00'	162.65'	99.85'	S17°18'49"W	186°22'46"
C9	25.00'	21.03'	30.41'	N51°46'52"E	48°11'23"
C10	20.00'	31.42'	28.28'	N17°18'49"W	90°00'00"
C11	20.00'	31.42'	28.28'	N72°41'11"E	90°00'00"
C12	20.00'	31.42'	28.28'	S17°18'49"E	90°00'00"
C13	175.00'	85.77'	84.91'	S76°21'15"E	28°04'53"
C14	225.00'	110.27'	109.17'	N76°21'15"W	28°04'53"
C15	20.00'	31.42'	28.28'	N72°41'14"E	89°59'53"
C16	775.00'	56.60'	56.59'	S25°35'46"W	4°11'05"
C17	825.00'	40.85'	40.84'	S24°59'02"W	2°56'13"
C18	20.00'	30.97'	27.97'	S17°57'20"E	88°42'58"
C19	20.00'	31.42'	28.28'	S72°41'11"W	90°00'00"
C20	20.00'	31.42'	28.28'	N17°18'49"W	90°00'00"
C21	20.00'	31.42'	28.28'	S72°41'11"W	90°00'00"
C22	20.00'	31.42'	28.28'	N17°18'49"W	90°00'00"
C23	20.00'	31.42'	28.28'	N72°41'11"E	90°00'00"
C24	225.00'	110.27'	109.17'	S76°21'15"E	28°04'53"
C25	175.00'	85.77'	84.91'	N76°21'15"W	28°04'53"

C26	20.00'	31.42'	28.28'	S17°18'49"E	90°00'00"
C27	825.00'	60.25'	60.24'	S25°35'46"W	4°11'05"
C28	775.00'	56.27'	56.27'	S24°59'02"W	2°56'13"
C29	20.00'	31.92'	28.64'	S71°58'04"W	91°26'13"
C30	50.00'	37.01'	36.17'	S37°32'08"W	42°24'58"
C31	50.00'	32.39'	31.83'	S77°18'03"W	37°07'12"
C32	50.00'	59.90'	56.41'	N49°46'59"W	68°42'43"
C33	50.00'	1.14'	1.14'	N14°46'32"W	1°18'12"
C34	50.00'	1.14'	1.14'	N70°08'54"E	1°18'12"
C35	50.00'	56.23'	53.32'	S76°58'48"E	64°26'24"
C36	50.00'	33.45'	32.83'	S25°35'47"E	38°19'38"
C37	50.00'	34.48'	33.80'	S13°19'25"W	39°36'48"
C38	50.00'	37.35'	36.48'	S54°28'41"W	42°47'45"
C39	225.00'	32.98'	32.95'	N86°11'43"W	8°23'56"
C40	225.00'	50.55'	50.44'	N75°33'55"W	12°52'19"
C41	225.00'	36.74'	36.73'	N65°43'07"W	6°48'37"
C42	775.00'	24.15'	24.15'	S36°47'45"W	1°47'06"
C43	775.00'	22.40'	22.45'	S24°42'12"W	2°23'58"
C44	825.01'	0.35'	0.35'	N23°34'40"E	0°01'28"
C45	825.00'	40.50'	40.49'	N23°59'46"E	2°48'45"
C46	175.00'	52.35'	52.15'	N81°49'31"W	17°08'20"
C47	175.00'	33.42'	33.37'	N67°47'05"W	10°56'31"

48.812 ACRES  
CONTINENTAL HOMES OF TEXAS, L.P.  
DOC. NO. 2016209385  
O.P.R.T.C.T.X.

CANTARRA SECTION ONE,  
A SMALL LOT SUBDIVISION  
DOC. NO. 200800024  
O.P.R.T.C.T.X.

PROPOSED  
CANTARRA II - PHASE I  
48.812 ACRES  
CONTINENTAL HOMES OF TEXAS, L.P.  
DOC. NO. 2016209385  
O.P.R.T.C.T.X.

1.55 ACRES  
DONMAN, LLC  
DOC. NO. 2011034212  
O.P.R.T.C.T.X.



APPLICATION SUBMITTAL DATE:  
FEBRUARY 29, 2016

SURVEY CONTROL DATA  
TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE,  
NAD83 CORRS

PROJECT CONTROL POINTS WERE ESTABLISHED USING THE  
SMARTNET RIK NETWORK

### SURVEY CONTROL MONUMENT

C.O.A. MONUMENT E344  
GRID COORDINATES  
N=10055821.99  
E=1003670.81  
C.S.F. = 0.99997207  
ELEVATION = 678.33' NAVD 88

### BENCHMARK LIST:

BM-1: 'SQUARE' CUT IN S.E. CORNER OF INLET  
ELEVATION = 646.38'

BM-2: 'SQUARE' CUT IN BACK OF CURB  
ELEVATION = 648.81'

BEARING BASIS:  
TEXAS STATE PLANE COORDINATE SYSTEM (CENTRAL ZONE)  
NAD83 CORRS

**Delta Survey Group Inc.**

8213 Brodie Lane Ste. 102 Austin, TX. 78745  
office: (512) 282-5200 fax: (512) 282-5230  
TBPLS FIRM NO. 10004700

## CANTARRA II, PHASE 2

CASE NO. C8J-2014-0138.2A

SHEET  
1  
OF  
2



STATE OF TEXAS  
COUNTY OF \_\_\_\_\_

KNOW ALL MEN BY THESE PRESENTS THAT CONTINENTAL HOMES OF TEXAS, L.P., ACTING BY AND THROUGH CHTEX OF TEXAS, INC., ITS GENERAL PARTNER, BEING THE OWNERS OF A CALLED 48.812 ACRES OF LAND IN THE MARGUITA CASTRO LEAGUE 50, ABSTRACT NO. 160 IN TRAVIS COUNTY, TEXAS, AS CONVEYED BY DEED RECORDED IN DOCUMENT NO. 2016209385 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, DO HEREBY SUBDIVIDE 11.21 ACRES OF LAND IN ACCORDANCE WITH THE ATTACHED PLAT SHOWN HEREON, PURSUANT TO CHAPTER 212 OF THE TEXAS LOCAL GOVERNMENT CODE, TO BE KNOWN AS

"CANTARRA II, PHASE 2"

AND DO HEREBY DEDICATE TO THE PUBLIC THE USE OF ALL STREETS AND EASEMENTS AS SHOWN THEREON, SUBJECT TO ANY EASEMENTS AND OR RESTRICTIONS GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

CONTINENTAL HOMES OF TEXAS, L.P.  
BY CHTEX OF TEXAS, INC.  
ITS GENERAL PARTNER  
IAN CUDE, ASSISTANT SECRETARY

THE STATE OF TEXAS )  
COUNTY OF \_\_\_\_\_ )

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_ BY \_\_\_\_\_

NOTARY PUBLIC, STATE OF TEXAS

PRINTED/TYPED NAME OF NOTARY

MY COMMISSION EXPIRES \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF TRAVIS  
KNOW ALL MEN BY THESE PRESENTS:

I, JOHN E BRAUTIGAM, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND DO HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEY RELATED PORTIONS OF CHAPTER 25, OF THE AUSTIN CITY CODE, AS AMENDED, AND TO THE BEST OF MY KNOWLEDGE IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE ON THE GROUND UNDER MY SUPERVISION.

JOHN E BRAUTIGAM  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 5057 STATE OF TEXAS  
DELTA SURVEY GROUP, INC.  
8213 BRODIE LANE, STE 102  
AUSTIN, TEXAS 78745

DATE

NO PORTION OF THIS TRACT IS WITHIN THE DESIGNATED FLOOD HAZARD AREA AS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP #48453C02901, TRAVIS COUNTY, TEXAS DATED AUGUST 18, 2014.

I, JOSHUA F HENKE, P.E., AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS, TO PRACTICE THE PROFESSION OF ENGINEERING, AND DO HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STANDPOINT AND COMPLIES WITH THE ENGINEERING RELATED PORTIONS OF TITLE 25 OF THE AUSTIN CITY CODE AS AMENDED, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

JOSHUA F HENKE, P.E.  
NO. 92601-STATE OF TEXAS  
RPS  
4801 SOUTHWEST PARKWAY  
PARKWAY 2, SUITE 150  
AUSTIN, TEXAS 78735  
TBPE F-293

DATE

STATE OF TEXAS  
COUNTY OF TRAVIS:

I, DANA DEBEAUVOR, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, A.D. AT \_\_\_\_ O'CLOCK \_\_\_\_ M AND DULY RECORDED ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, A.D. AT \_\_\_\_ O'CLOCK \_\_\_\_ M. PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER \_\_\_\_\_, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, A.D.

DANA DEBEAUVOR, COUNTY CLERK,  
TRAVIS COUNTY, TEXAS.

DEPUTY

THIS SUBDIVISION PLAT IS LOCATED WITHIN THE FULL PURPOSE JURISDICTION OF THE CITY OF AUSTIN ON THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, A.D.

APPROVED, ACCEPTED AND AUTHORIZED FOR RECORD BY THE DIRECTOR, DEVELOPMENT SERVICES DEPARTMENT, CITY OF AUSTIN, COUNTY OF TRAVIS, THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, A.D.

J. RODNEY GONZALES, DIRECTOR  
DEVELOPMENT SERVICES DEPARTMENT

ACCEPTED AND AUTHORIZED FOR RECORD BY THE ZONING AND PLATTING COMMISSION OF THE CITY OF AUSTIN, TEXAS, THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

CHAIR

SECRETARY

#### GENERAL NOTES

- ALL STREETS IN THE SUBDIVISION WILL BE CONSTRUCTED USING CITY OF AUSTIN URBAN STANDARDS AND WILL BE DEDICATED AS PUBLIC R.O.W. AT FINAL PLATTING.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO THE CITY OF AUSTIN WATER AND WASTEWATER SYSTEM.
- THE WATER AND WASTEWATER UTILITY SYSTEM SERVING THIS SUBDIVISION MUST BE IN ACCORDANCE WITH THE CITY DESIGN CRITERIA. THE WATER AND WASTEWATER UTILITY PLAN MUST BE REVIEWED AND APPROVED BY THE AUSTIN WATER UTILITY. THE UTILITY CONSTRUCTION MUST BE INSPECTED BY THE CITY.
- PRIOR TO CONSTRUCTION ON ANY LOT IN THIS SUBDIVISION, DRAINAGE PLANS WILL BE SUBMITTED TO THE CITY OF AUSTIN AND TRAVIS COUNTY FOR REVIEW. RAINFALL RUN-OFF SHALL BE HELD TO THE AMOUNT OF EXISTING CONDITIONS.
- DRIVEWAY LOCATIONS SHALL CONFORM TO CITY OF AUSTIN TRANSPORTATION CRITERIA MANUAL.
- EROSION SEDIMENTATION CONTROLS ARE REQUIRED ON EACH LOT INCLUDING SINGLE FAMILY AND DUPLEX CONSTRUCTION, PURSUANT TO CITY OF AUSTIN LAND DEVELOPMENT CODE AND THE F.C.M.
- PUBLIC SIDEWALKS, BUILT TO THE CITY OF AUSTIN STANDARDS, ARE REQUIRED ALONG BOTH SIDES OF ALL STREETS INCLUDING BAILEYFIELD DRIVE, BRYSON DRIVE, CANYONGATE DRIVE, QUARRYBANK DRIVE, CLERK STREET AND YEOMAN STREET AS SHOWN BY A DOTTED LINE ON THE FACE OF PLAT. THESE SIDEWALKS ARE REQUIRED TO BE IN PLACE PRIOR TO THE LOTS BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
- AUSTIN ENERGY HAS THE RIGHT TO PRUNE AND/OR REMOVE TREES, SHRUBBERY AND OTHER OBSTRUCTIONS TO THE EXTENT NECESSARY TO KEEP THE EASEMENTS CLEAR. AUSTIN ENERGY WILL PERFORM ALL TREE WORK IN COMPLIANCE WITH THE AUSTIN LAND DEVELOPMENT CODE.
- THE OWNER DEVELOPER OF THIS SUBDIVISION SHALL PROVIDE AUSTIN ENERGY WITH ANY EASEMENT AND/OR ACCESS REQUIRED. IN ADDITION TO THOSE INDICATED, FOR THE INSTALLATION AND ONGOING MAINTENANCE OF OVERHEAD AND UNDERGROUND ELECTRIC FACILITIES. THESE EASEMENTS AND/OR ACCESS ARE REQUIRED TO PROVIDE ELECTRIC SERVICE TO THE BUILDING AND WILL NOT BE LOCATED SO AS TO CAUSE THE SITE TO BE OUT OF COMPLIANCE WITH THE CITY OF AUSTIN LAND DEVELOPMENT CODE.
- THE OWNER SHALL BE RESPONSIBLE FOR ANY INSTALLATION OF TEMPORARY EROSION CONTROL, REVEGETATION AND TREE PROTECTION. IN ADDITION, THE OWNER SHALL BE RESPONSIBLE FOR ANY TREE PRUNING AND REMOVAL THAT IS WITHIN TEN FEET OF THE CENTERLINE OF THE OVERHEAD ELECTRICAL FACILITIES DESIGNED TO PROVIDE ELECTRIC SERVICE TO THIS PROJECT. AUSTIN ENERGY WORK SHALL ALSO BE INCLUDED WITHIN THE LIMITS OF CONSTRUCTION FOR THIS PROJECT.
- NO BUILDINGS, FENCES, LANDSCAPING OR OTHER OBSTRUCTIONS ARE PERMITTED IN DRAINAGE EASEMENTS EXCEPT AS APPROVED BY THE CITY OF AUSTIN OR TRAVIS COUNTY.
- A FEE IN-LIEU OF PARKLAND DEDICATION HAS BEEN PAID TO THE CITY OF AUSTIN FOR 67 DWELLING UNITS.
- ALL DRAINAGE EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE PROPERTY OWNER OR ASSIGNS.
- THIS SUBDIVISION PLAT WAS APPROVED AND RECORDED BEFORE THE CONSTRUCTION AND ACCEPTANCE OF STREETS AND OTHER SUBDIVISION IMPROVEMENTS PURSUANT TO THE TERMS OF A SUBDIVISION CONSTRUCTION AGREEMENT BETWEEN THE SUBDIVIDER AND THE CITY OF AUSTIN, DATED \_\_\_\_\_, 20\_\_. THE SUBDIVIDER IS RESPONSIBLE FOR THE CONSTRUCTION OF ALL STREETS AND FACILITIES NEEDED TO SERVE THE LOTS WITHIN THE SUBDIVISION. THE RESPONSIBILITY MAY BE ASSIGNED IN ACCORDANCE WITH THE TERMS OF THAT AGREEMENT. FOR THE CONSTRUCTION AGREEMENT PERTAINING TO THIS SUBDIVISION, SEE THE SEPARATE INSTRUMENT RECORDED IN DOCUMENT NO. \_\_\_\_\_ IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.
- THIS SUBDIVISION IS IN THE FULL PURPOSE CITY LIMITS OF THE CITY OF AUSTIN.
- THE OWNER OF THE PROPERTY IS RESPONSIBLE FOR MAINTAINING CLEARANCES REQUIRED BY THE NATIONAL ELECTRIC SAFETY CODE, OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) REGULATIONS, CITY OF AUSTIN RULES AND REGULATIONS AND TEXAS STATE LAWS PERTAINING TO CLEARANCES WHEN WORKING IN CLOSE PROXIMITY TO OVERHEAD POWER LINES AND EQUIPMENT. AUSTIN ENERGY WILL NOT RENDER ELECTRIC SERVICE UNLESS REQUIRED CLEARANCES ARE MAINTAINED. ALL COSTS INCURRED BECAUSE OF FAILURE TO COMPLY WITH THE REQUIRED CLEARANCES WILL BE CHARGED TO THE OWNER.
- PROPERTY OWNER SHALL PROVIDE FOR ACCESS TO THE DRAINAGE EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PROHIBIT ACCESS BY GOVERNMENTAL AUTHORITIES.
- A 10 FOOT (10') P.U.E. IS HEREBY DEDICATED ADJACENT TO ALL STREETS.
- THE UTILITY PROVIDERS FOR THE SUBDIVISION ARE AS FOLLOWS:  
WATER & WASTEWATER - CITY OF AUSTIN  
ELECTRIC - AUSTIN ENERGY  
GAS - ATMOS ENERGY
- DIRECT ACCESS TO HOWARD LANE IS PROHIBITED FROM ANY SINGLE FAMILY LOT IN THIS SUBDIVISION.
- THE OWNER OF THIS SUBDIVISION, AND HIS OR HER SUCCESSORS AND ASSIGNS, ASSUMES RESPONSIBILITY FOR THE PLANS FOR CONSTRUCTION OF SUBDIVISION IMPROVEMENTS WHICH COMPLY WITH APPLICABLE CODES AND REQUIREMENTS OF THE CITY OF AUSTIN. THE OWNER UNDERSTANDS AND ACKNOWLEDGES THAT PLAT VACATION OR RE-PLATTING MAY BE REQUIRED, AT THE OWNER'S SOLE EXPENSE, IF PLANS TO CONSTRUCT THIS SUBDIVISION DO NOT COMPLY WITH SUCH CODES AND REQUIREMENTS.
- LOT 15, BLOCK D, LOT 17, BLOCK K AND LOT 9, BLOCK E, ARE TO BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
- A MINIMUM OF TWO OFF-STREET PARKING SPACES IS REQUIRED FOR EACH RESIDENTIAL UNIT.
- BUILDING SETBACK LINES SHALL BE IN CONFORMANCE WITH CITY OF AUSTIN ZONING ORDINANCE REQUIREMENTS.
- ALL ELECTRIC EASEMENTS MUST BE SHOWN ON ALL PLAN SHEETS, LEFT CLEAR FOR ELECTRIC USE AND MAINTENANCE ON A 24/7 BASIS IN PERPETUITY AND MAINTAIN NECESSARY CLEARANCES FROM ANY PROPOSED STRUCTURES, VEGETATION, ETC. AT ALL TIMES. NECESSARY CLEARANCE INFORMATION (AE, OSHA, NESC & NEC) MAY BE FOUND IN AUSTIN ENERGY'S DESIGN CRITERIA MANUAL - SECTION 15.3.9. THE MANUAL IS AVAILABLE ON AUSTIN ENERGY'S WEBSITE UNDER CONTRACTORS' ELECTRIC SERVICE DESIGN & PLANNING.

#### STREET STANDARDS TABLE

STREET NAME	R.O.W. WIDTH	STREET LENGTH	PAVEMENT WIDTH	SIDEWALKS
BAILEYFIELD DRIVE	50'	870'	30' FACE TO FACE	4'
CANYONGATE DRIVE	50'	473'	30' FACE TO FACE	4'
BRYSON DRIVE	50'	133'	30' FACE TO FACE	4'
QUARRYBANK DRIVE	50'	635'	30' FACE TO FACE	4'
YEOMAN STREET	50'	638'	30' FACE TO FACE	4'
CLERK STREET	50'	286'	30' FACE TO FACE	4'

