

**Rolling Hills West Sewer LLC
Wastewater Service Extension Request
#4125**

**Environmental Commission Meeting
April 4, 2018**

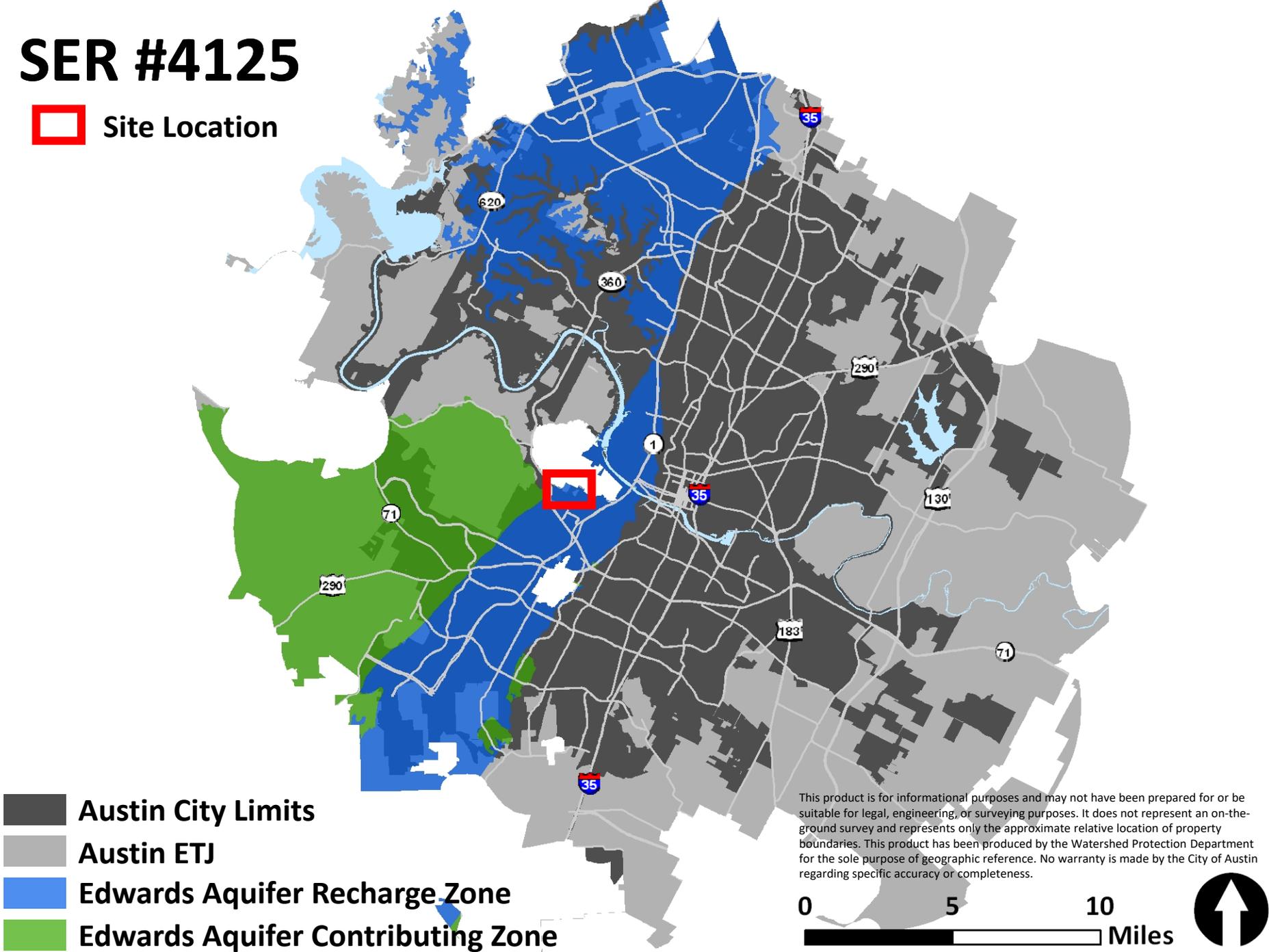


Request Summary

- Request for wastewater service
- 30 existing single-family residences with on-site sewage facilities (OSSFs)
- Originally developed in late 1960s and early 1970s
- Located in Austin 2-mile ETJ
- Drinking Water Protection Zone
- Eanes Creek watershed, Water Supply Suburban
- Edwards Aquifer recharge zone
- 24 lots located in CWQZ and/or WQTZ of Eanes Creek

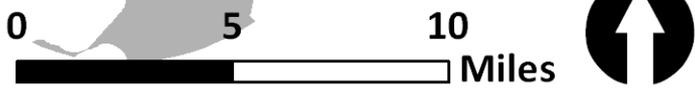
SER #4125

 Site Location



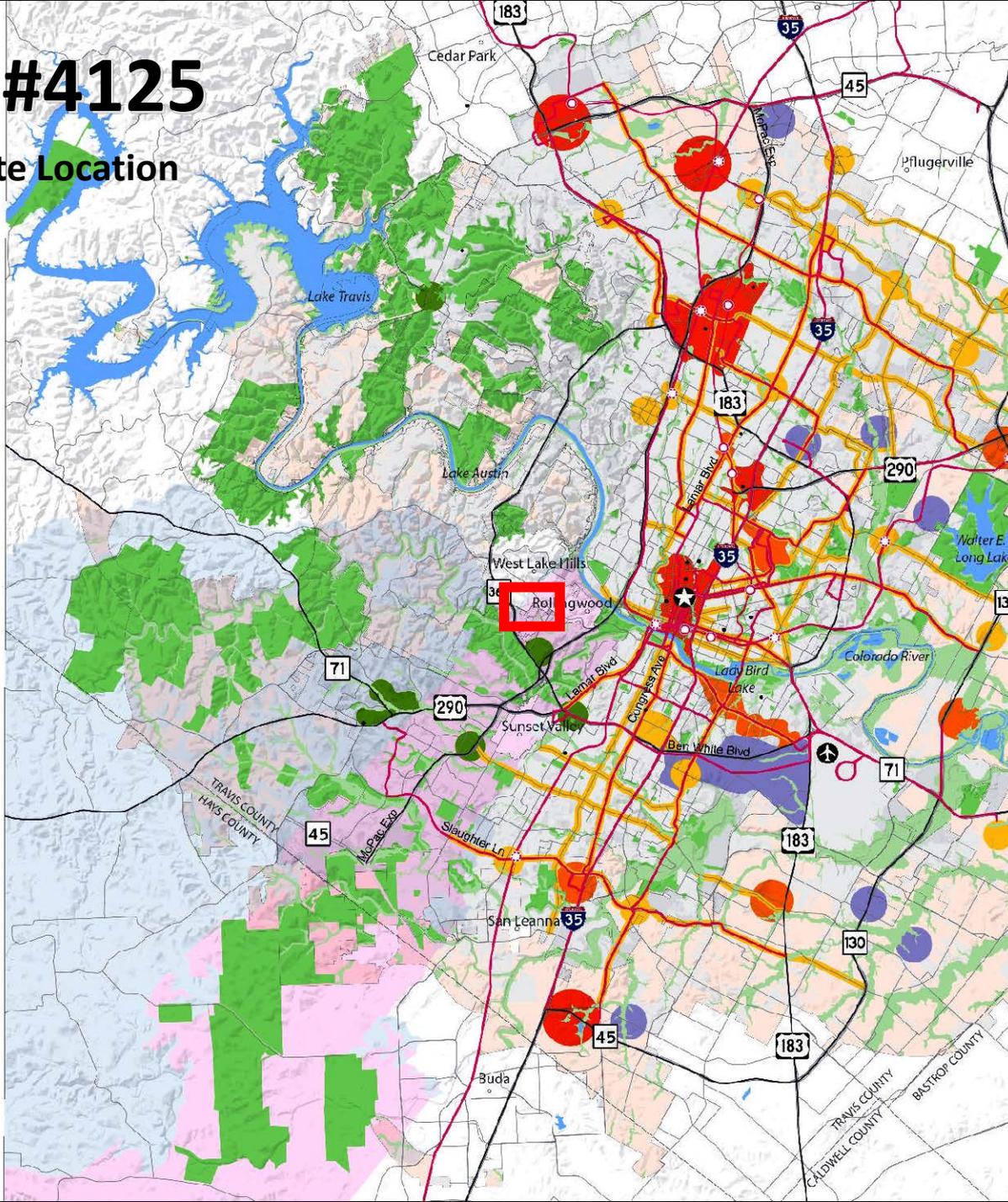
-  Austin City Limits
-  Austin ETJ
-  Edwards Aquifer Recharge Zone
-  Edwards Aquifer Contributing Zone

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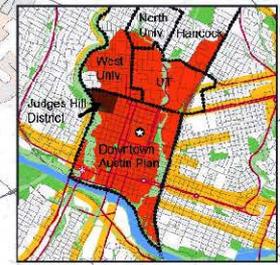
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 Site Location



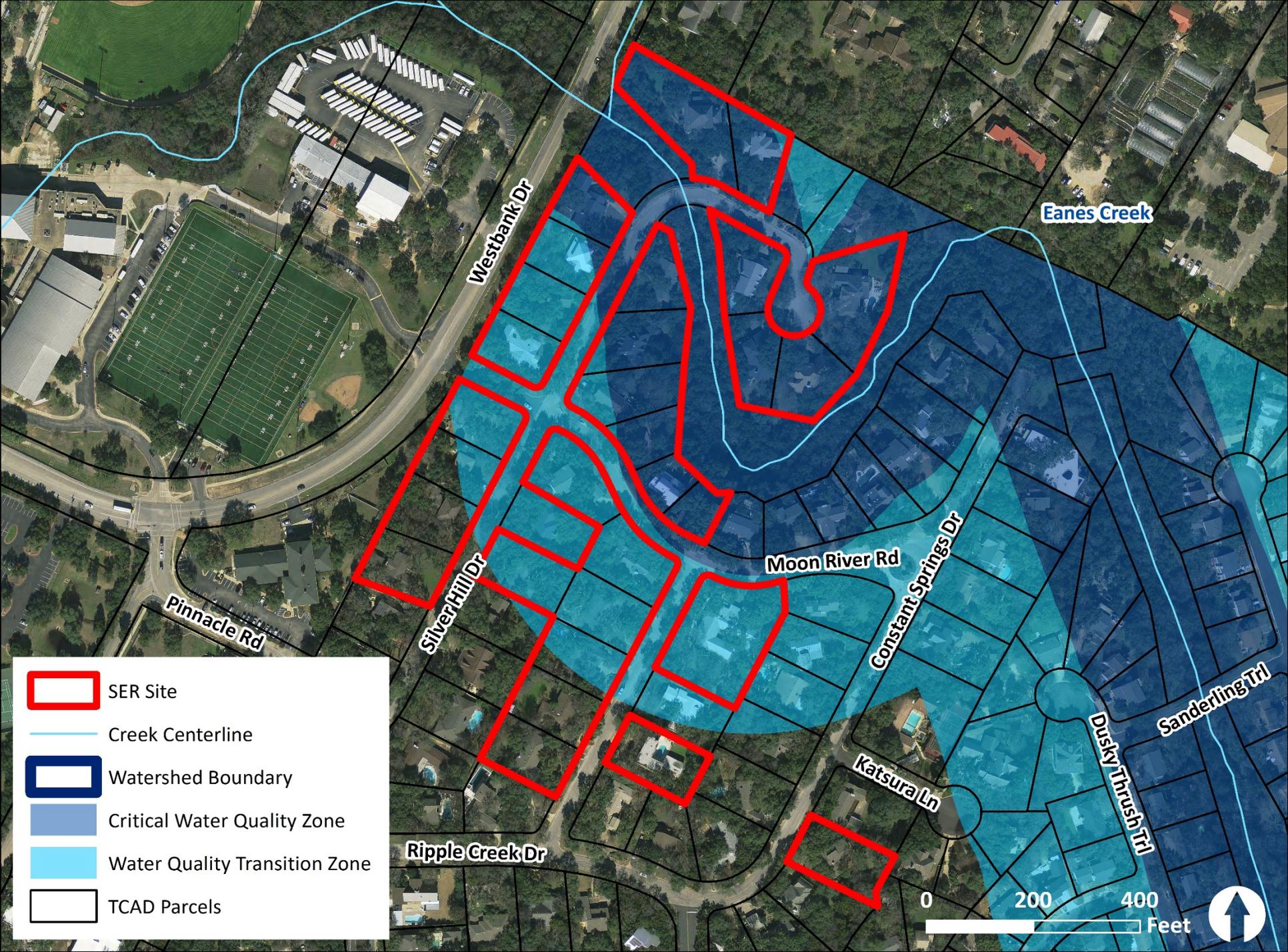
Growth Concept Map

- Legend**
- Regional Center
 - Town Center
 - Neighborhood Center
 - Activity Corridor
 - Activity Centers for Redevelopment in Sensitive Environmental Areas
 - Job Center
 - Current Open Space
 - Future Open Space
 - Barton Springs Contributing Zone
 - Barton Springs Recharge Zone
 - College / University
- Transportation**
- High Capacity Transit Stop
 - Proposed High Capacity Transit Stop
 - High Capacity Transit
 - Highway
 - Other Streets
- Boundaries**
- City Limits
 - ETJ
 - County Boundaries



Downtown Regional Center and Neighborhood Planning Areas





Eanes Creek

Westbank Dr

Moon River Rd

Pinnacle Rd

Silver Hill Dr

Constant Springs Dr

Dusky Thrush Trl

Sanderling Trl

Katsura Ln

Ripple Creek Dr

-  SER Site
-  Creek Centerline
-  Watershed Boundary
-  Critical Water Quality Zone
-  Water Quality Transition Zone
-  TCAD Parcels



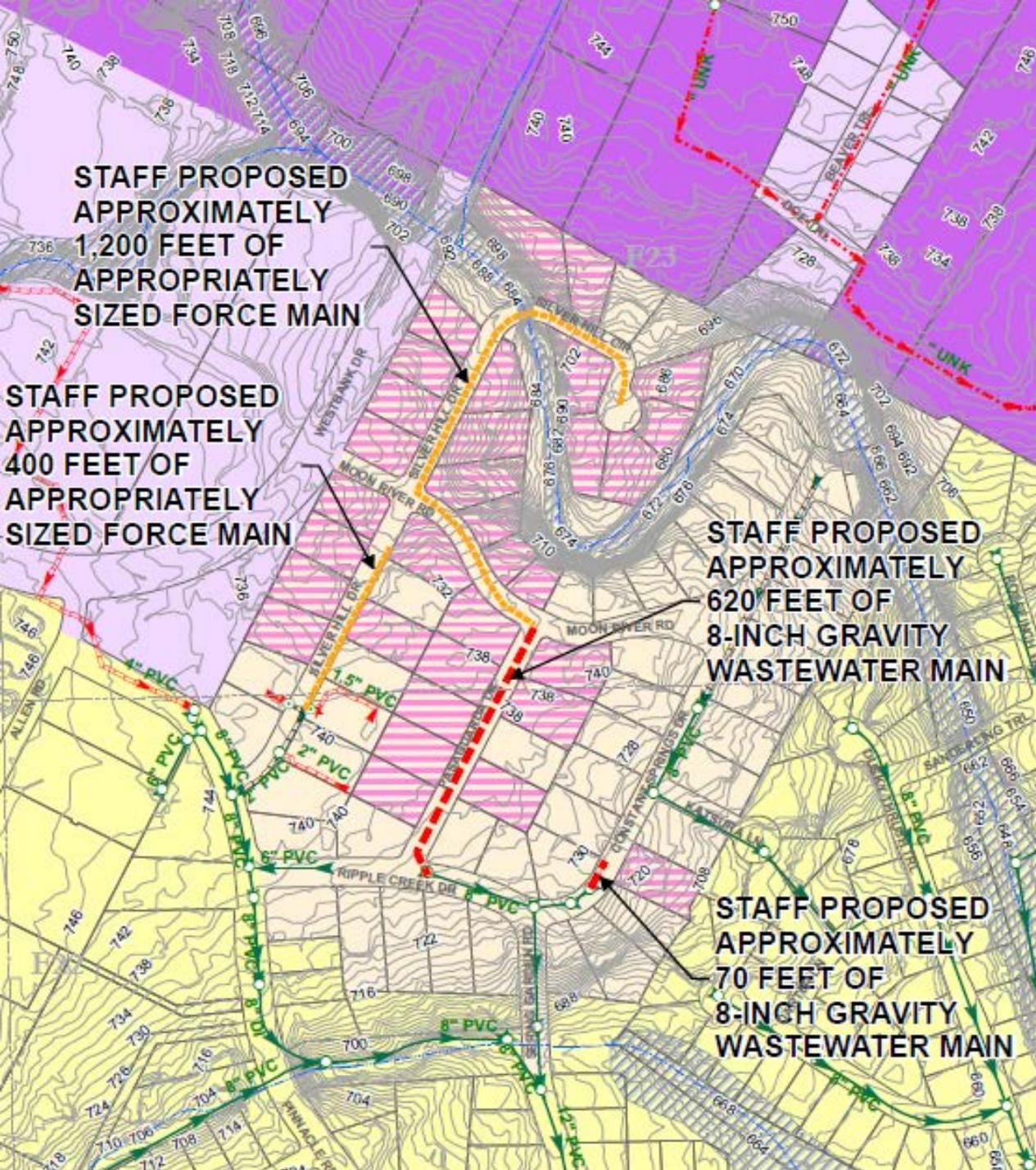
SER #4125 Summary

Description of proposed extension:

- Approximately **70 feet of 8-inch gravity wastewater main** from existing 8-inch gravity wastewater main in Constant Springs Dr.
- Approximately **620 feet of 8-inch gravity wastewater main** from existing 8-inch gravity wastewater main in Ripple Creek Dr.
- Approximately **1,120 feet of force main** (size to be determined) from the proposed 8-inch gravity wastewater main at Moon River Rd.
- Approximately **400 feet of force main** (size to be determined) from existing 2-inch force main in Silver Hill Dr.

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Proposed Extension



Review Criteria: CODE COMPLIANCE

Will future development be required to comply with current code?

N/A. The proposed extension would serve existing single-family residences with on-site wastewater systems.

Review Criteria: DEVELOPMENT IMPACTS

Does the requested service result in more intense development than would be possible absent service?

No. The extension would serve existing single-family residences.

Is the site located in an area where the City of Austin is encouraging development?

No. The site is located in the DWPZ and Edwards Aquifer recharge zone and includes a CWQZ and WQTZ.

However, the area is already fully developed with single-family residences. No additional development intensity is anticipated as a result of this service extension.

Review Criteria: ENVIRONMENTAL IMPACTS

Would centralized service solve known or potential environmental problems?

Yes. Lots are located in the CWQZ, WQTZ, and Edwards Aquifer recharge zone. Replacing existing, aging septic systems with centralized service may reduce potential wastewater impacts to surface water and groundwater.

Has an Environmental Resource Inventory (ERI) been conducted?

No. The extension would serve existing development. An ERI is not requested by WPD staff at this time.

Review Criteria: LONG-TERM PLANNING

Is serving the area consistent with long-term service area and annexation goals?

Yes. The subdivision is adjacent to the City's full purpose jurisdiction.

Are other City concerns affected by the service provision (e.g., conservation)?

No. While the site is located in the DWPZ, much of the surrounding area is developed and utilizing City wastewater service.

Review Criteria: NEARBY EXTENSION REQUESTS

Have similar SERs been granted in the vicinity?

Yes. 28 SERs have been approved to provide wastewater service to approximately 26 existing single-family lots in the Rolling Hills West neighborhood.

If so, does this development have any additional potential environmental issues to consider?

No. There are no identified additional potential environmental issues on this site.

City of
West Lake Hills

Westbank Dr

Moon River Rd

Pinnacle Rd

Silver Hill Dr

Constant Springs Dr

Katsura Ln

Ripple Creek Dr

Spring Garden Rd

-  SER Site
-  Council-Approved WW SERs
-  Creek Centerline
-  TCAD Parcels
-  Austin Full Purpose
-  Austin ETJ



Staff Recommendation

Staff recommends approval.

Basis for recommendation:

- Centralized wastewater service could reduce potential negative wastewater impacts from existing, aging OSSFs to nearby surface water and groundwater resources.
- Providing centralized wastewater service would not facilitate increased development intensity in this environmentally sensitive area.

Contact Information

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