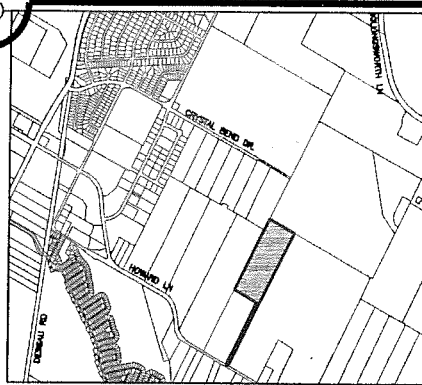


SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2015-0097.1A**Z.A.P. DATE:** June 5, 2018**SUBDIVISION NAME:** Upper East End**AREA:** 29.07 acres**LOTS:** 98**APPLICANT:** MKM Properties, LLC
(Saeed Ahmed Minhas)**AGENT:** Cuatro Consultants, Ltd.
(Hugo Elizondo, P.E.)**ADDRESS OF SUBDIVISION:** 3010 E. Howard Lane**WATERSHED:** Gilleland Creek**COUNTY:** Travis**EXISTING ZONING:** I-SF-4**JURISDICTION:** Full Purpose**PROPOSED LAND USE:** Residential**VARIANCE:** none**STAFF RECOMMENDATION:** Staff recommends approval of the final plat, the plat meets all applicable State and City of Austin Land Development Code requirements.**DEPARTMENT COMMENTS:** The request is for the approval of the Upper East End final plat composed of 98 lots on 29.07 acres. The applicant proposes to subdivide the property for residential uses. The developer will be responsible for all cost associated with required improvements.**CASE MANAGER:** Cesar Zavala
E-mail: cesar.zavala@austintexas.gov**PHONE:** 512-974-3404



CASE#: C8J-2015-0097.1a
ADDRESS: 3010 E. HOWARD LANE
PROJECT: UPPER EAST END
CASE MANAGER: CESAR ZAVALA



LOCATION MAP
SCALE: 1"=2,000"

FINAL PLAT OF UPPER EAST END 29.07 ACRES A SMALL LOT SUBDIVISION TRAVIS COUNTY, TEXAS

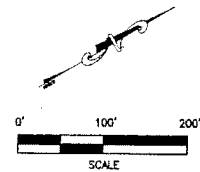
BENCHMARK INFORMATION

LCRA 3" ALUMINUM DISK IN CONCRETE
MARKED A934 2007

NORTHING = 10121721.20
EASTING = 3149220.37

ELEVATION = 723.79
DATUM = NAVD 1988

BEARING BASIS: TEXAS LAMBERT GRID,
CENTRAL ZONE, NAD 83



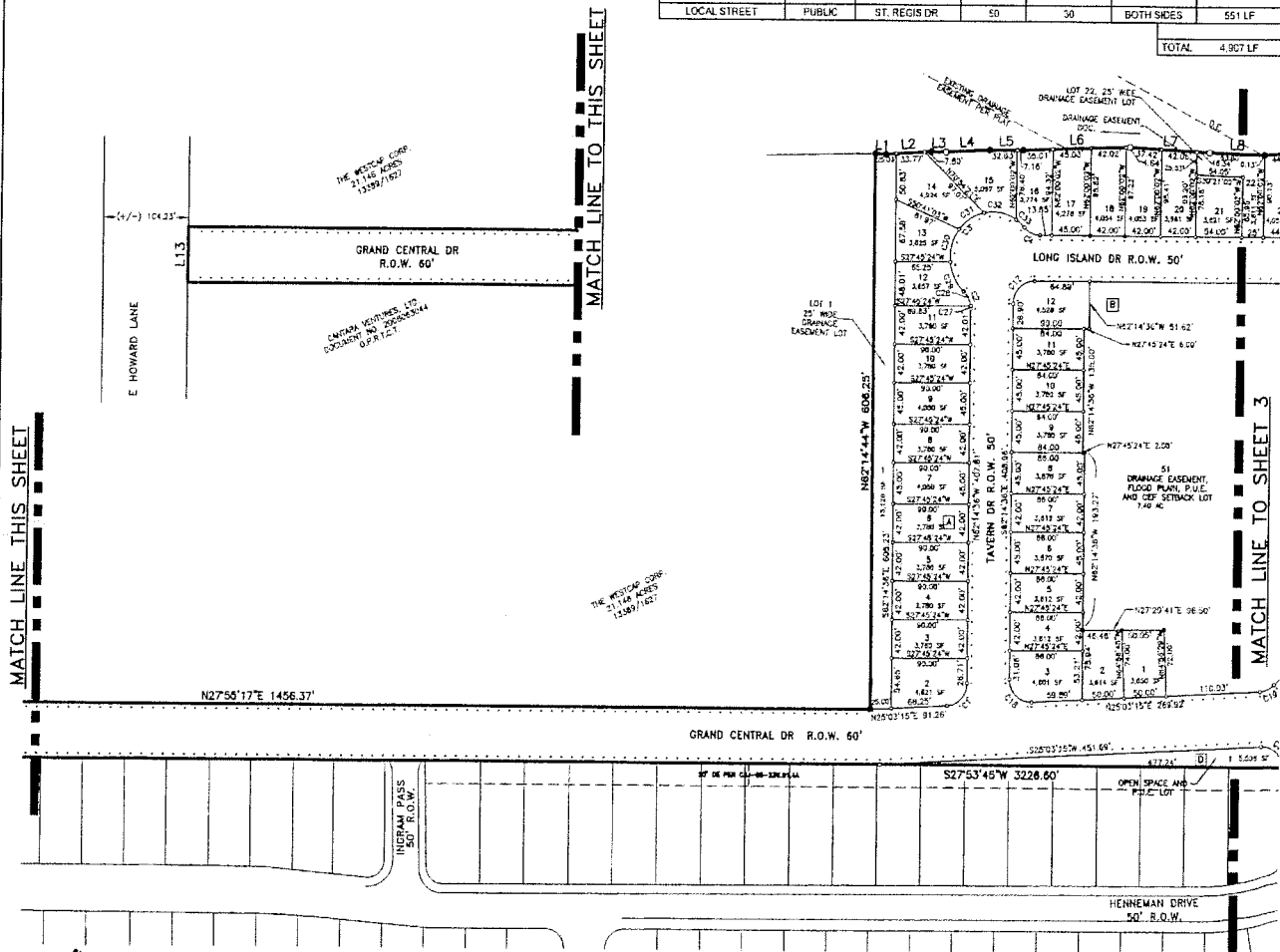
DATE: 2/17/17

LEGEND

- BENCHMARK (SEE NOTE)
- BENCHMARK 1/2" ST. DIA. SET
- BENCHMARK 1/2" ST. DIA. FWD.
- DRAINAGE EASEMENT
- ACCESS EASEMENT
- CONCRETE MONUMENT
- BOUNDARY LINE
- PROPERTY LINE
- R.O.W. LINE
- UTILITY OR DRAINAGE EASEMENTS
- A BLOCK NAME
- PROPOSED 4" SIDEWALK

LAND USE CHART		
TRACT AREA :	29.07 ACRES	
LAND USE:	NUMBER OF LOTS	ACREAGE
SINGLE FAMILY LOTS	: 98 :	8.97 ACRES
PONDS / BUFFER / FLOOD PLAIN LOTS	: 6 :	13.75 ACRES
DRAINAGE EASEMENTS STREET R.O.W.	: N/A :	6.35 ACRES
TOTAL	: 29.07 ACRES	

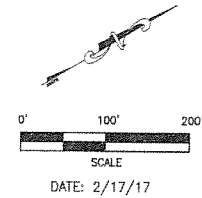
STREET TABLE						
CLASSIFICATION	PUBLIC / PRIVATE	STREET NAME	R.O.W.	PAVEMENT FOC-FOC	4" SIDEWALK	CL LENGTH
RESIDENTIAL COLLECTOR	PUBLIC	GRAND CENTRAL DR	VARIES	40	BOTH SIDES	1,970 LF
LOCAL STREET	PUBLIC	ORTMAN DR	50	30	BOTH SIDES	55 LF
LOCAL STREET	PUBLIC	TAVERN DR	50	30	BOTH SIDES	517 LF
LOCAL STREET	PUBLIC	LONG ISLAND DRIVE	50	30	BOTH SIDES	1,148 LF
LOCAL STREET	PUBLIC	BRONX DR	50	30	BOTH SIDES	436 LF
LOCAL STREET	PUBLIC	MANHATTAN DR	50	30	BOTH SIDES	236 LF
LOCAL STREET	PUBLIC	ST. REGIS DR	50	30	BOTH SIDES	551 LF
						TOTAL 4,907 LF



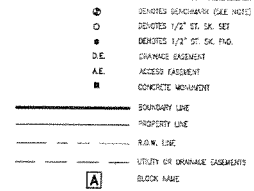
4 CUATRO
Consultants, LTD

2018 8th Avenue Suite A, Dallas, TX 75201 Phone: (214) 211-1111
Fax: (214) 211-1111

FINAL PLAT
OF
UPPER EAST END
29.07 ACRES
A SMALL LOT SUBDIVISION
TRAVIS COUNTY, TEXAS



LEGEND



R.O.W. CURVE TABLE					
CURVE #	RADIUS	TANGENT	CHORD LENGTH	CHORD BEARING	DELTA
C1	25.00'	N25° 03' 15"E	34.51'	N18°35'40"W	87°17'51"
C2	25.00'	N62° 14' 36"W	20.41'	N86°20'17"W	48°11'23"
C3	50.00'	S69° 34' 01"W	99.83'	N17°07'19"W	186°37'20"
C4	25.00'	N75° 11' 21"E	20.41'	N52°05'40"E	48°11'23"
C5	25.00'	N27° 59' 58"E	35.36'	N17°00'02"W	90°00'00"
C6	25.00'	S62° 00' 02"E	35.36'	N72°59'58"E	90°00'00"
C7	25.00'	N27° 59' 58"E	20.41'	N3°54'17"E	48°11'23"
C8	50.00'	N20° 11' 25"W	99.85'	N72°57'13"E	186°17'16"
C9	25.00'	S13° 54' 10"E	20.41'	S37°59'51"E	48°11'23"
C10	25.00'	S62° 05' 33"E	20.41'	S88°11'14"E	48°11'23"
C11	50.00'	N69° 43' 04"E	99.85'	S17°03'54"E	186°22'04"
C12	25.00'	S76° 05' 08"W	20.41'	S51°59'27"W	48°11'23"
C13	25.00'	S27° 53' 45"W	20.41'	S3°46'04"W	48°11'23"
C14	50.00'	S20° 17' 38"E	99.84'	S72°54'06"W	186°23'28"
C15	25.00'	N13° 54' 10"W	20.41'	N37°59'51"W	48°11'23"
C16	25.00'	N62° 05' 33"W	35.33'	S72°57'13"W	89°54'29"
C17	25.00'	S27° 59' 58"W	35.43'	S17°07'19"E	90°11'34"
C18	25.00'	S62° 14' 36"E	35.18'	N71°24'20"E	92°42'09"
C19	25.00'	N25° 03' 15"E	18.26'	N3°38'15"E	42°50'00"
C20	50.00'	N17° 46' 45"W	99.97'	N73°35'43"E	182°44'57"
C21	25.00'	S19° 01' 49"E	19.97'	S36°34'08"E	47°04'38"
C22	25.00'	N68° 01' 03"W	34.40'	S68°31'08"W	86°55'42"
C23	25.00'	N62° 05' 33"W	35.36'	N17°02'47"W	90°05'31"
C24	25.00'	N27° 59' 58"E	35.33'	N72°57'13"E	89°54'29"
C25	25.00'	S62° 05' 33"E	35.35'	S17°05'54"E	89°59'18"
C26	25.00'	S27° 53' 45"W	35.36'	S72°54'06"W	90°00'42"

INTERIOR LOT CURVE TABLE					
CURVE #	RADIUS	TANGENT	CHORD LENGTH	CHORD BEARING	DELTA
C27	25.00'	S69° 54' 21"E	2.91'	S69°34'28"E	6°39'45"
C28	25.00'	N69° 34' 01"E	17.73'	S89°40'10"E	41°31'38"
C29	50.00'	S67° 58' 20"E	36.21'	S89°12'08"E	42°27'38"
C30	50.00'	S24° 25' 53"E	37.09'	S46°12'07"E	43°32'27"
C31	50.00'	S19° 40' 27"W	34.29'	S42°22'43"E	40°06'20"
C32	50.00'	S61° 30' 31"W	38.94'	S38°35'29"W	45°50'04"
C33	50.00'	S76° 11' 21"W	12.78'	S68°50'56"W	14°40'50"
C34	50.00'	S03° 56' 54"W	20.91'	S80°07'15"E	24°08'19"
C35	50.00'	S70° 27' 01"W	54.83'	S37°11'57"W	66°33'06"
C36	50.00'	N57° 55' 18"W	43.55'	N83°44'03"W	51°37'41"
C37	50.00'	N13° 54' 10"W	37.48'	N35°54'44"W	44°01'08"
C38	25.00'	N41° 10' 25"W	11.79'	N27°32'17"W	27°16'15"
C39	25.00'	N62° 05' 33"W	9.08'	N51°37'59"W	20°55'08"
C40	25.00'	N83° 06' 29"W	9.12'	N72°36'01"W	21°00'56"
C41	25.00'	S69° 43' 04"W	11.75'	S83°18'18"W	27°10'27"
C42	50.00'	N58° 34' 46"W	43.60'	N84°25'51"W	51°42'10"
C43	50.00'	N18° 28' 04"W	34.29'	N38°31'25"W	40°08'42"
C44	50.00'	N21° 38' 38"E	34.29'	N1°35'17"E	40°08'42"
C45	50.00'	N76° 05' 08"E	45.74'	N48°51'53"E	54°26'30"
C46	25.00'	N68° 44' 30"E	3.20'	N72°24'49"E	7°20'38"
C47	25.00'	N27° 53' 45"E	17.45'	N48°19'08"E	40°50'45"
C48	25.00'	N12° 57' 00"W	17.45'	N72°28'23"E	40°50'45"
C49	25.00'	N20° 17' 38"W	3.20'	N16°37'19"W	7°20'38"
C50	50.00'	N34° 08' 53"E	45.74'	N8°55'38"E	54°26'30"
C51	50.00'	N74° 15' 34"E	34.29'	N54°12'14"E	40°08'42"
C52	50.00'	S27° 30' 51"E	63.09'	S69°37'38"E	78°13'25"
C53	50.00'	N27° 30' 51"W	11.85'	N20°42'30"W	1°33'41"
C54	25.00'	N13° 54' 10"W	20.41'	N37°59'51"W	48°11'23"

BOUNDARY LINE TABLE		
LINE #	LENGTH	BEARING
L1	12.94'	N30°01'28"E
L2	53.66'	N24°36'15"E
L3	17.43'	N28°50'48"E
L4	51.60'	N25°02'32"E
L5	39.80'	N27°29'44"E
L6	126.68'	N26°05'10"E
L7	94.81'	N31°00'54"E
L8	63.60'	N30°02'57"E
L9	47.34'	N22°51'21"E
L10	44.26'	N34°54'17"E
L11	140.28'	N25°53'42"E
L12	78.58'	N30°10'21"E
L13	60.31'	N61°39'35"W

