

## TOTAL VACATION SUBDIVISION REVIEW SHEET

**CASE NO.:** C8-2015-0262.0A(VAC)**PC DATE:** June 5, 2018**SUBDIVISION NAME:** Resubdivision of Kay Christian Carter Subdivision No, 2 Total Vacation**AREA:** 2.88 acres**LOT(S):** 2**OWNER/APPLICANT:** Barry and Robin Wurzel**AGENT:** Garrett-Ihnen Engineers  
(Norma Divine)**ADDRESS OF SUBDIVISION:** 8721 S. 1st Street**COUNTY:** Travis**WATERSHED:** Slaughter Creek**JURISDICTION:** Full Purpose**EXISTING ZONING:** LR-CO, IP-CO**DISTRICT:** 8**PROPOSED LAND USE:** Commercial

**DEPARTMENT COMMENTS:** The request is for approval of the total vacation of Kay Christian Carter Subdivision No. 2. This resubdivision was created as a two lot subdivision in 2016. The owner's plans have changed and they would like to revert back to the original single 2.88 lot. All required easements are retained within the original plat.

**STAFF RECOMMENDATION:** The staff recommends approval of the plat vacation.

**ZONING AND PLATTING ACTION:****CITY STAFF:** Don Perryman**PHONE:** 512-974-2786**E-mail:** [don.perryman@austintexas.gov](mailto:don.perryman@austintexas.gov)

March 10, 2018  
Provided Engineering Since 1985  
TBPE Registration # F-630

Rodney Gonzales, Director  
City of Austin, DSD  
P.O. Box 1088  
Austin, Texas 78767

Re: Total Vacate of Subdivision Plat  
"Resubdivision of Lot A-1, Block A, Kay Christian Carter Subdivision No. 2"

Dear Mr. Gonzales,

On behalf of our client and the owners of the of the property we respectfully request a Total Vacation to the above mentioned subdivision plat as recorded in Document 201600090, of the Official Public Records of Travis County, Texas. This plat was Administratively approval on April 14, 2016.

It is the owners desire to have this property revert to the underlying single lot subdivision plat known as "Kay Christian Carter Subdivision No.2" a subdivision in Travis County, Texas, according to the map or plat, recorded in Document 199900237, of the Official Public Records of Travis County, Texas. A copy of which is attached.

The owners re-subdivided this 2.88 acre lot in 2016 and sold 1.00 acre/ Lot 1 to Time Warner Cable (TWC) for development. A site plan application was submitted (SP-2016-0192C) and has since expired as TWC decided to move their development to a different location. The property was sold back to the original owners. No changes of conditions or permits were issued under the plat that will be vacated.

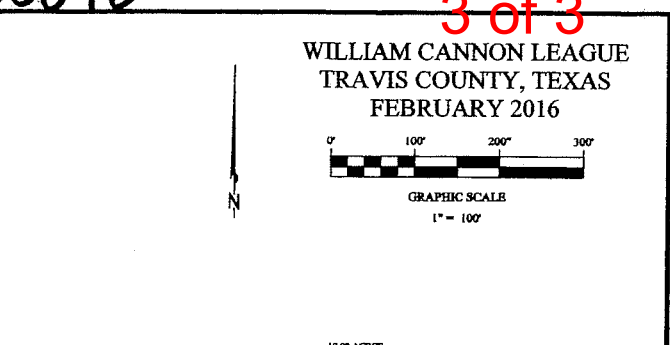
The zoning district for this property is LR-CO, IP-CO. Existing conditions include a one story structure built in 1930; there is only one utility meter provided to the address 8721 S 1<sup>st</sup> Street.

I hope you find this application complete, please do not hesitate to call should you have any questions.

Sincerely,



Steve Ihnen, P.E.  
TBPE #F-630



- 1/2 INCH IRON ROD WITH CHAPARRAL CAP FOUND
  - 1/2 INCH IRON ROD FOUND
  - 1/2" IRON ROD WITH "DELTA SURVEY" CAP SET
  - COTTON SPINDLE FOUND
  - ELEVATION BENCHMARK
- O.P.R.C.TX OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS  
P.R.T.C.TX PLAT RECORDS, TRAVIS COUNTY, TEXAS  
J.U.E JOINT USE EASEMENT  
\*\*\*\*\* SIDEWALK

**SURVEY CONTROL DATA & BEARING BASIS:**  
TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD83/CORS  
PROJECT CONTROL POINTS WERE ESTABLISHED USING THE SMARTNET<sup>®</sup> RTK NETWORK

SURVEY CONTROL MONUMENT  
C.O.A. MONUMENT E344  
2012-2013

GRID COORDINATES  
N=10055821.99  
E=3093670.81  
C.S.F. = 0.99997207  
ELEVATION = 678.33' NAVD 88

BM-01: COTTON S

BAM-82: COTTON SPINDLE SET IN 11"10" LIVE OAK, TREE TAG #6824  
ELEV = 712.75'