

**SUBDIVISION REVIEW SHEET**

**CASE NO.:** C8-2017-0141.0A

**PC DATE:** June 12, 2018

**SUBDIVISION NAME:** Resubdivision of Portions of Lots 7 and 8, Belcher Resubdivision of Block 12 Greenwood Addition

**AREA** 0.244 ac

**LOT(S):** 3

**OWNER:** MX3 Homes, LLC

**AGENT/APPLICANT:** Southwest Engineers, Inc. (Alberto Gutierrez)

**ADDRESS OF SUBDIVISION:** 1608, 1610 Maple Avenue

**WATERSHED:** Boggy Creek

**EXISTING ZONING:** SF-3-NP

**NEIGHBORHOOD PLAN:** Chestnut

**PROPOSED LAND USE:** Single Family

**DEPARTMENT COMMENTS:** The request is for approval of the Resubdivision of Portions of Lots 7 and 8, Belcher Resubdivision of Block 12 Greenwood Addition composed of 3 lots on 0.244 acres.

**STAFF RECOMMENDATION:** The staff recommends approval of the plat as it meets all applicable State and City of Austin LDC requirements.

**PLANNING COMMISSION ACTION:**

**CASE MANAGER:** Jeremy Siltala

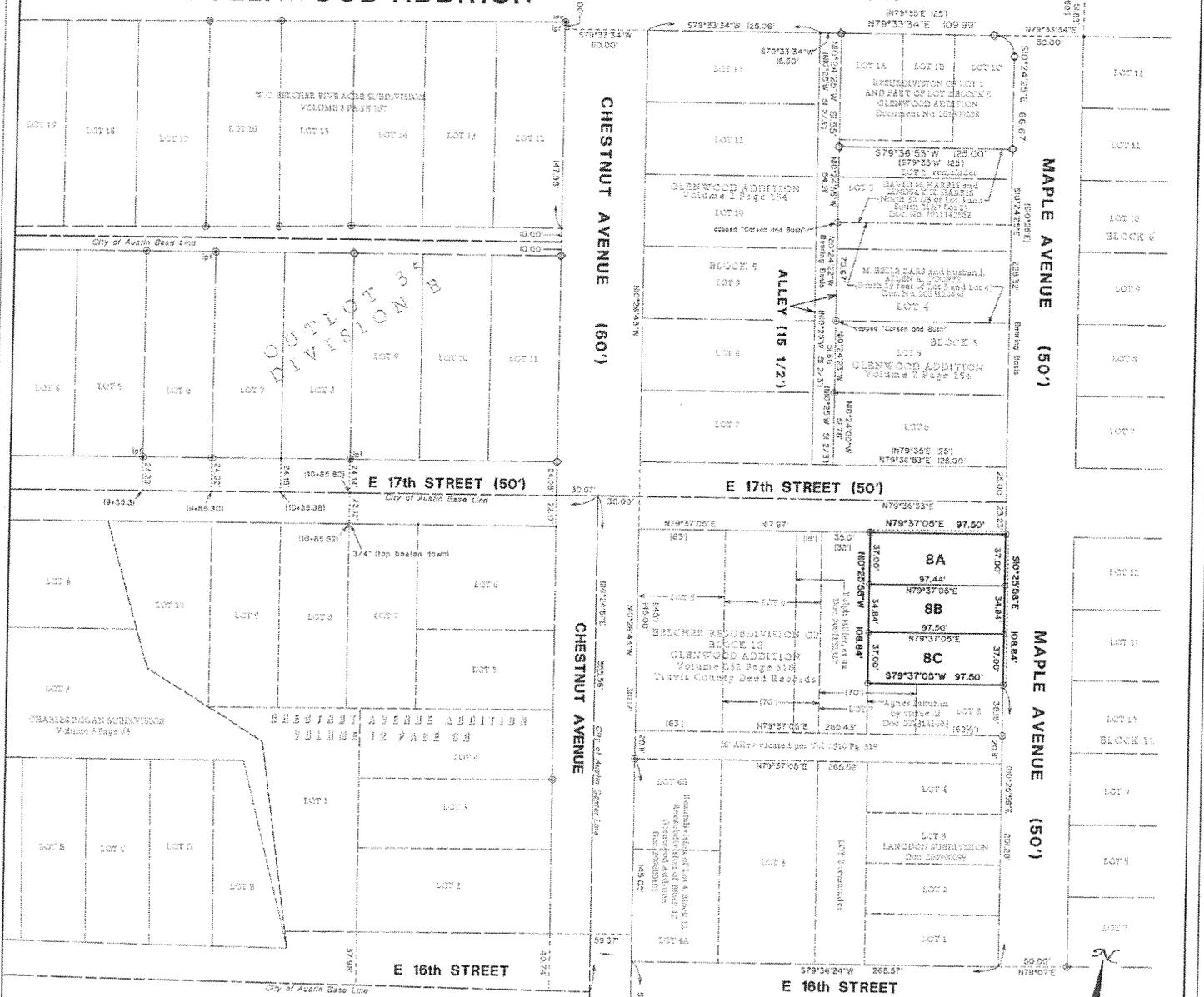
**PHONE:** 512-974-2945

**EMAIL:** jeremy.siltala@austintexas.gov

# RESUBDIVISION OF PORTIONS OF LOTS 7 AND 8 BELCHER RESUBDIVISION OF BLOCK 12 GLENWOOD ADDITION

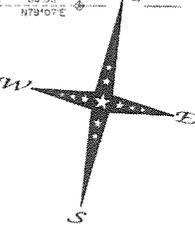
PLAT PREPARATION DATE: May 1, 2017  
APPLICATION SUBMITTAL DATE:

SCALE: 1" = 50'



LOT SUMMARY	
Total Number of Lots =	3
Lot 8A =	3,607 Square Feet
Lot 1B =	3,597 Square Feet
Lot 1C =	3,607 Square Feet
Total Area =	10,811 Square Feet = 0.243 Acre

- Legend**
- ⊗ Iron Rod Found
  - ⊖ Iron Pipe Found
  - ⊙ Copied Iron Rod Found
  - ⊙ Iron Rod Set with plastic cap imprinted with "Holt Carson, Inc."
  - Sidewalk
  - ETE = Electric and Telecommunications Easement (Records Dimension)



THE STATE OF TEXAS  
THE COUNTY OF TRAVIS  
KNOW ALL MEN BY THESE PRESENTS,  
That, MX3 Homes, LLC, acting by and through its Managing Member, Sal Martinez, owner of portions of Lots 7 and 8, Belcher Resubdivision of Block 12, Glenwood Addition, a subdivision in Travis County, Texas, according to the map or plat recorded in Volume 232 Page 618 of the Deed Records of Travis County, Texas, as conveyed to it by Warranty Deed recorded in Document Number 2017026830 of the Official Public Records of Travis County, Texas, said subdivision having been approved for resubdivision pursuant to the public notification and hearing provision of Chapter 212.014, of the Local Government Code, do hereby resubdivide said portions of Lots 7 and 8 in accordance with the attached map or plat shown hereon pursuant to Chapter 212 of the Texas Local Government Code, to be known as

## RESUBDIVISION OF PORTIONS OF LOTS 7 AND 8 BELCHER RESUBDIVISION OF BLOCK 12 GLENWOOD ADDITION

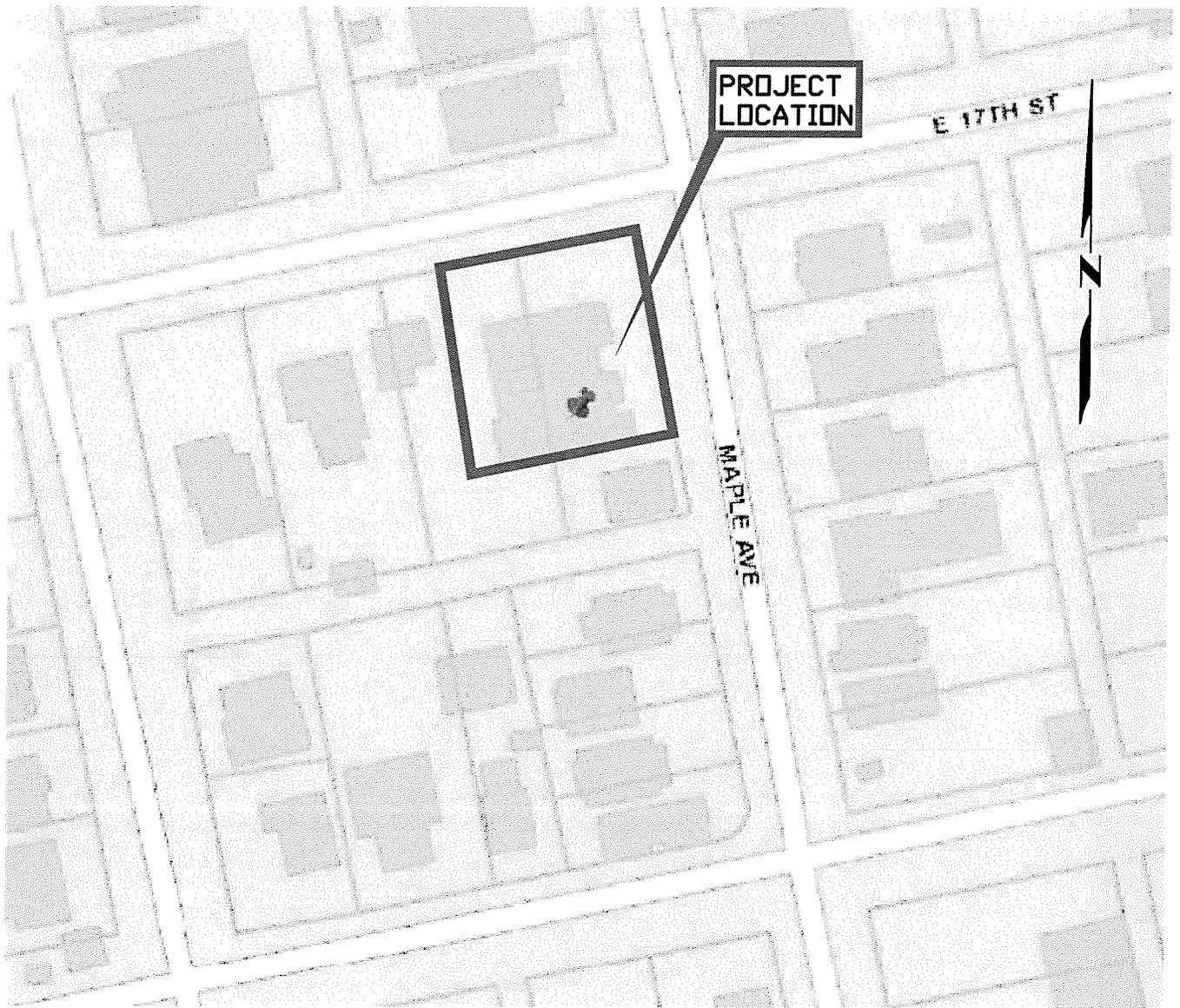
and do hereby dedicate to the Public the use of all streets and easements shown hereon, subject to any easements and/or restrictions heretofore granted, and not released.

WITNESS MY HAND this the \_\_\_\_ day of \_\_\_\_\_, A.D. 20 \_\_\_\_

Sal Martinez - Managing Member  
MX3 Homes, LLC  
1703 W. Koenig Lane  
Austin, Texas 78755

THE STATE OF TEXAS  
THE COUNTY OF TRAVIS  
I, the undersigned authority, on this the \_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_, did personally appear Sal Martinez, known to me to be the person whose name is subscribed to the foregoing instrument of writing, and he acknowledged before me that he executed the same for the purposes and considerations therein expressed.

NOTARY PUBLIC \_\_\_\_\_  
Printed Name \_\_\_\_\_  
Commission Expires \_\_\_\_\_



O:\CompanyData\Clients\0556--MX3 Homes\0556-047-17\_1608 & 1610 Maple Ave\Exhibits\Location Map Exhibit.dwg Wed, Jun 14, 2017, 9:53am

# Southwest Engineers Inc.



Civil  
Environmental  
Planning

TBPE No.: 1909  
www.swengineers.com

112 Cimarron Park Lp  
Buda, Texas 78610  
(512) 312-4336

## LOCATION MAP

**Resubdivision of Portions of Lots  
7 & 8 Belcher Resubdivision of  
Block 12 Glenwood Addition  
MX3 Homes**

Date:	06/14/2017
File:	Exhibit
Scale:	N.T.S.
Tech:	AG
Project No.:	0556-047-17