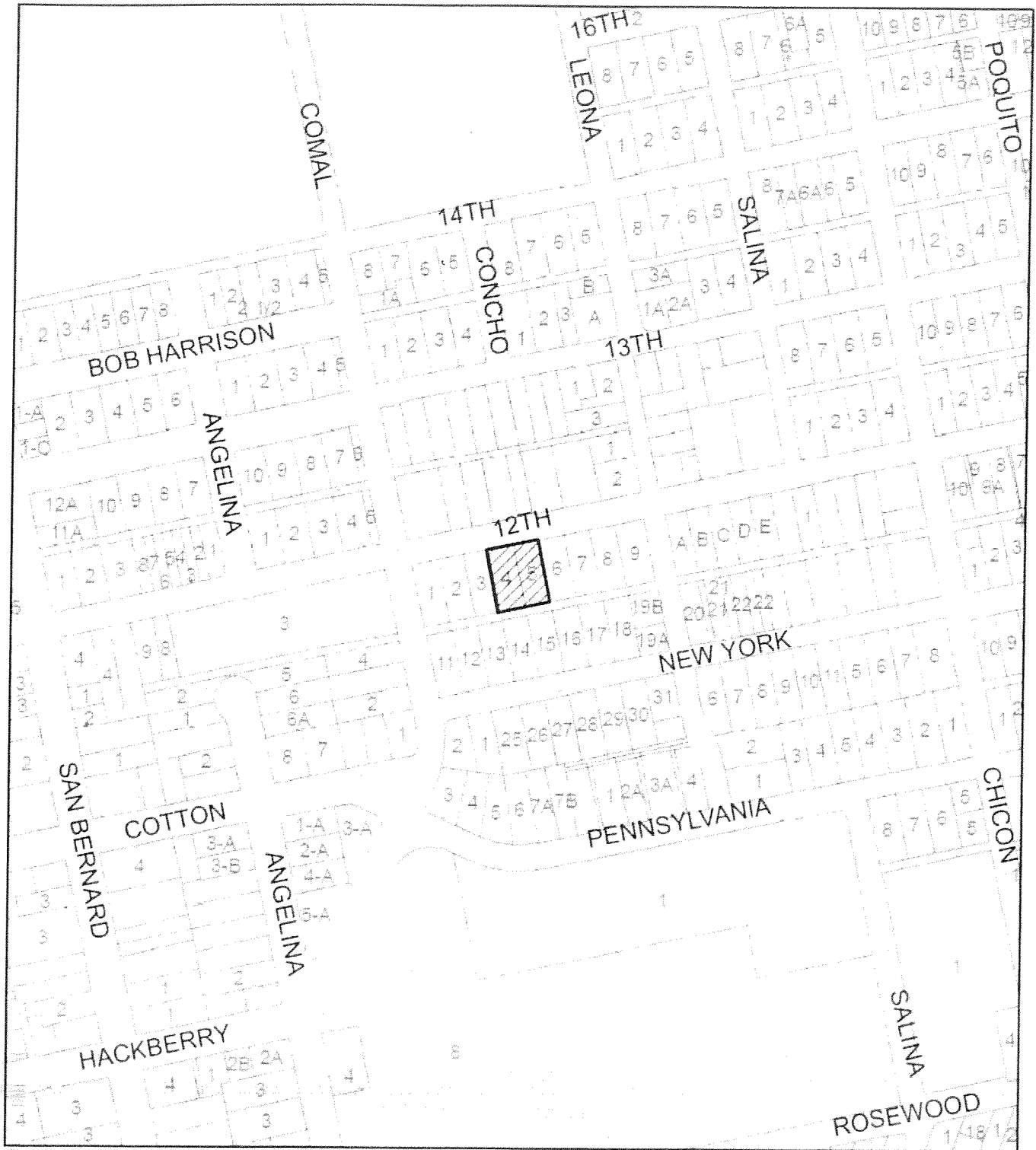



SUBDIVISION REVIEW SHEET**CASE NO.:** C8-2017-0258.0A**P. C. DATE:** September 11, 2018**SUBDIVISION NAME:** Resubdivision of Lot 5, Lot 4, and a Portion of Lot 3, Block 16, J.H. Patterson Subdivision**AREA:** 0.418 acres**LOT(S):** 1**OWNER/APPLICANT:** 1517 East 12th Street, L.P.**AGENT:** B-Squared Engineering
(Brian Baird)**ADDRESS OF SUBDIVISION:** 1517 E. 12th Street**GRIDS:** K-22**COUNTY:** Travis**WATERSHED:** Boggy Creek**JURISDICTION:** Full Purpose**EXISTING ZONING:** MF-4-NCCD-NP**DISTRICT:** 1**PROPOSED LAND USE:** Residential**NEIGHBORHOOD PLAN:** Central East Austin; East 11th & 12th Street NCCD; East 11th & 12th Street Urban Renewal**SIDEWALKS:** Sidewalks will be provided along East 12th Street.**DEPARTMENT COMMENTS:** The request is for approval of the final plat, namely Resubdivision of Lot 5, Lot 4, and a Portion of Lot 3, Block 16, J.H. Patterson Subdivision. The proposed plat is composed of 1 lot on 0.418 acres.**STAFF RECOMMENDATION:** The staff recommends approval the plat. This plat meets all applicable City of Austin and State Local Government code requirements.**PLANNING COMMISSION ACTION:****CASE MANAGER:** Sylvia Limon**PHONE:** 512-974-2767**E-mail:** Sylvia.limon@austintexas.gov



 Subject Tract
 Base Map

CASE# C8-2017-0258 0A
 ADDRESS 1517 E. 12TH STREET

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

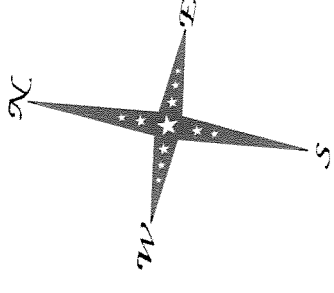
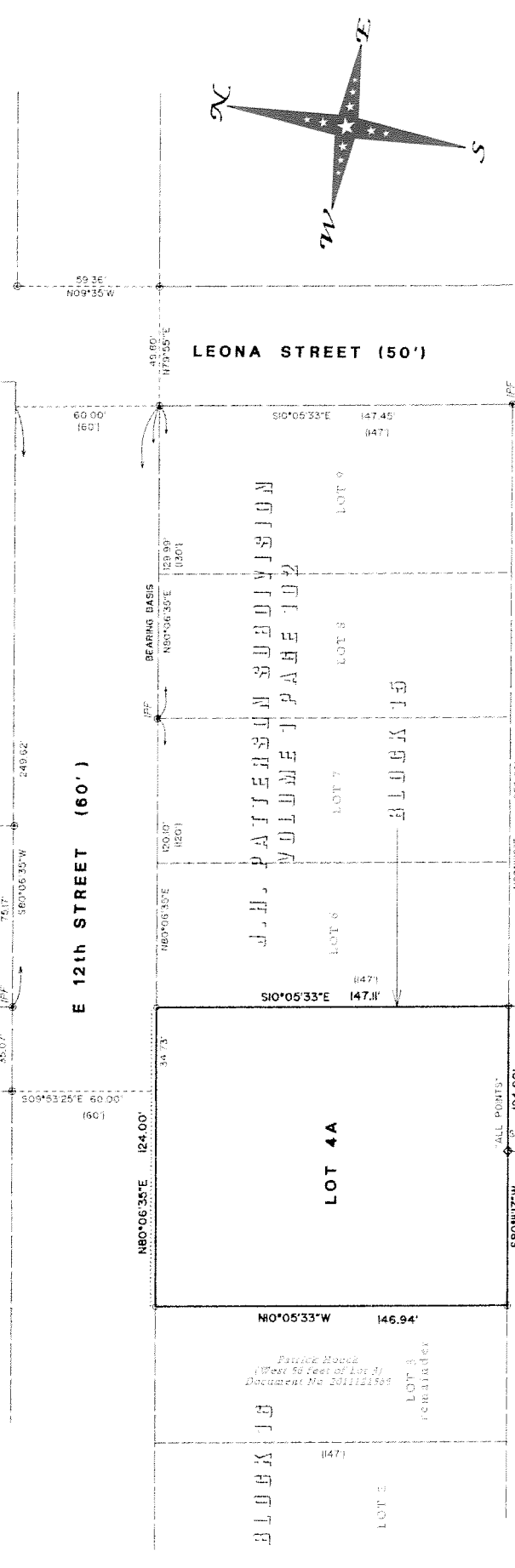
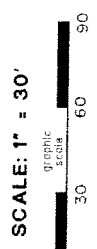
This product has been produced by the Planning and Development Review Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

RESUBDIVISION OF LOT 5, LOT 4 AND A PORTION OF LOT 3 AND A PORTION OF LOT 3 BLOCK 16 J.H. PATTERSON SUBDIVISION

Plat Preparation Date: October 5, 2017
Application Submittal Date:

1517 East 12th Street, LP
Block 16 J.H. Patterson Subdivision
Doc. 2017080006

3021 Austin
Page 12th Street, LP
Block 16 J.H. Patterson Subdivision
Doc. 2017080006



LOT SUMMARY
TOTAL NUMBER OF LOTS = 1
LOT 4A = 18,231 Square Feet
or 0.418 Acre

THE STATE OF TEXAS
THE COUNTY OF TRAVIS

I, the undersigned authority, on this _____ day of _____ A.D. 20____, did personally appear _____, 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 herein expressed.

NOTARY PUBLIC
Printed Name _____
Commission Expires _____

RESUBDIVISION OF LOT 5, LOT 4 AND A PORTION OF LOT 3 BLOCK 16 J.H. PATTERSON SUBDIVISION

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

WITNESS MY HAND this _____ day of _____ A.D. 20____.

Legend

- ⊗ Iron Rod Found
- ⊕ Iron Pipe Found
- ⊙ Marked with plastic cap
- ⊖ Imprinted with "Hill Country"
- ⊙ Capped Iron Rod Found (as noted)
- ⊕ PK Nail Found
- (Record Dimension)
- Sidewalk
- ETC = Electric and Telecommunications Easement

1517 East 12th Street, LP
3001 Knox Street Suite 400
Dallas, Texas 75205

and
Yellow Birch, LP
3801 Knox Street Suite 400
Dallas, Texas 75205

944140 dgm