



ITEM FOR ENVIRONMENTAL COMMISSION AGENDA

COMMISSION MEETING
DATE REQUESTED: November 7, 2018

NAME & NUMBER OF PROJECT: 9479 El Rey Boulevard Water Service Extension Request #4279

NAME OF APPLICANT OR ORGANIZATION: Hank Smith, P.E.
Texas Engineering Solutions, LLC.

LOCATION: 9479 El Rey Blvd., Austin, TX 78737

COUNCIL DISTRICT: Austin Extraterritorial Jurisdiction

PROJECT FILING DATE: July 3, 2018

WPD/ENVIRONMENTAL STAFF: Kaela Champlin, Program Coordinator
(512) 974-3443, kaela.champlin@austintexas.gov

WATERSHED: Slaughter Creek Watershed, Barton Springs Zone, Drinking Water Protection Zone

ORDINANCE: Watershed Protection Ordinance

REQUEST: Water Service Extension Request recommendation

STAFF DETERMINATION: Staff does not recommend approval

REASONS FOR DETERMINATION: Providing centralized water service to the site would not solve known or potential environmental problems and would likely facilitate increased development intensity and the associated negative environmental impacts in a sensitive environmental area outside of the City of Austin's full purpose jurisdiction.



MEMORANDUM

TO: Linda Guerrero, Chair, and Members of the Environmental Commission

FROM: Kaela Champlin, Program Coordinator
Watershed Protection Department

DATE: October 29, 2018

SUBJECT: 9479 El Rey Blvd. Water Service Extension Request #4279

Service Extension Requests (SER) located in the Drinking Water Protection Zone and outside of the City of Austin's full purpose jurisdiction require Council approval and review by the Environmental Commission. Watershed Protection Department staff has completed the review for 9479 El Rey Boulevard water SER and do not recommend approval of the request.

Site Overview

The site consists of one tract of approximately 8.62 acres, located at 9479 El Rey Boulevard in the City of Austin's extraterritorial jurisdiction. The site is in the City of Austin's Extraterritorial Jurisdiction, the Slaughter Creek watershed classified as the Barton Springs Zone, and the Drinking Water Protection Zone. The site is also within the Edwards Aquifer Contributing Zone and is subject to the Save Our Springs (SOS) Ordinance. Approximately two-thirds of the site are within a critical water quality zone and water quality transition zone. An Environmental Resource Inventory was not submitted by the applicant.

Development Impacts

The proposed land use is single family residential and to date, no application for development has been submitted. Applicant shall construct approximately 330 feet of 8-inch water main from the existing 8-inch water main located on El Rey Boulevard and extend west along El Rey Boulevard to the subject tract as shown on the attached map. The property owner is requesting centralized water service and has proposed to install an on-site sewage facilities (OSSF) for wastewater management.

Environmental Impacts

The site is located in an environmentally sensitive area where the City discourages increased development. The entire site is in the Barton Springs Zone and the Drinking Water Protection Zone within the Slaughter Creek Watershed. Centralized water service would not solve any

known or potential environmental impacts associated with alternative water sources on the site. Instead, the increased development intensity could create negative environmental impacts.

Recommendation

Watershed Protection Department staff concludes that providing centralized water service to the site would not solve known or potential environmental problems and would likely facilitate increased development and the associated negative environmental impacts in a sensitive environmental area outside of the City's full purpose jurisdiction. Staff therefore recommends against approval of Service Extension Request #4279.

The attached information provides further detail on the applicant's request. Please feel free to contact Kaela Champlin at (512) 974-3443 or kaela.champlin@austintexas.gov if you have any questions or comments about the proposed SER.

cc: Kevin Critendon, P.E., Austin Water
Cole Huggins, P.E., Austin Water
Chris Herrington, P.E. Watershed Protection Department