



**Overall Tract w/
Site Constraints**

City of Austin Red Bluff Property
6301 Harold Court

Site Summary

Tract Size 96.4 Ac.
Zoning CS (General Commercial Services)
SF-3 (Family Residence)
NP (Neighborhood Plan)

Legend

- Tract Boundary
- Existing COA Water Line
- Existing COA Wastewater Line
- Existing Electric Easement
- Existing Pipeline Restricted Area
- 100 yr. FEMA Floodplain
19.8 Ac.
- CWQZ
20.8 Ac.

Sources

Aerial - Circa 2017
Google Earth
CAPCOG
City of Austin
Travis Central Appraisal District



Scale



GRAPHIC SCALE: 1" = 300'

Date: 03-19-19

Hutson Land Planners
Development Consultants, LLC

| Slope Analysis | | | | |
|----------------|------------|------------|------------|-------|
| # | Min. Slope | Max. Slope | Area (ac.) | Color |
| 1 | 0% | 10% | 49.1 ac. | |
| 2 | 10% | 15% | 5.9 ac. | |
| 3 | 15% | 25% | 8.4 ac. | |
| 4 | 25% | 35% | 4.5 ac. | |
| 5 | 35+% | | 7.8 ac. | |