

SUBDIVISION REVIEW SHEET

CASE NO.: C8-2018-0133.0A**Z.A.P. DATE:** October 1, 2019**SUBDIVISION NAME:** Vineyard Austin**AREA:** 11.259 acres**LOTS:** 2**APPLICANT:** Catossa Springs Partners, LP**AGENT:** Gray Engineering, Inc.
(Will Wheeler, P.E.)**ADDRESS OF SUBDIVISION:** 13614 Metric Boulevard**WATERSHED:** Walnut Creek**COUNTY:** Travis**EXISTING ZONING:** GR / GO-CO**JURISDICTION:** Full Purpose**PROPOSED LAND USE:** Office / Retail

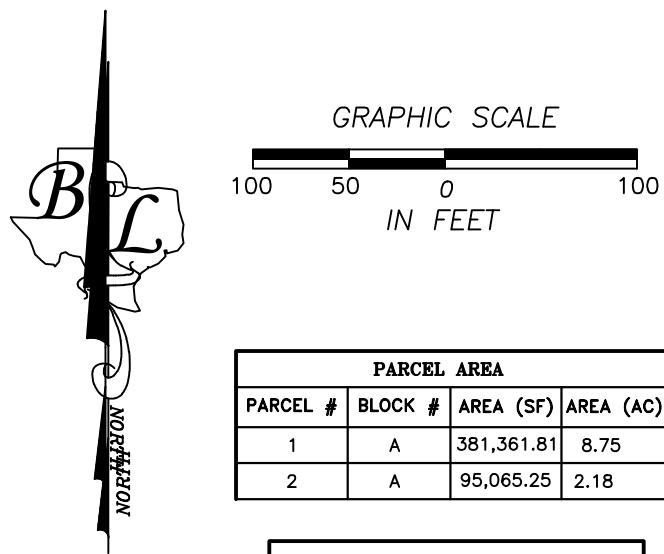
DEPARTMENT COMMENTS: The request is for the approval of the Vineyard Austin subdivision composed of two lots on 11.259 acres. The applicant proposes to subdivide the property into two lots for office and retail uses. The developer will be responsible for all cost associated with required improvements.

STAFF RECOMMENDATION: The staff recommends approval of the subdivision, the plat meets all applicable State and City of Austin Land Development Code requirements.

ZONING & PLATTING COMMISSION ACTION:**CASE MANAGER:** Cesar Zavala**PHONE:** 512-974-3404**E-mail:** cesar.zavala@austintexas.gov

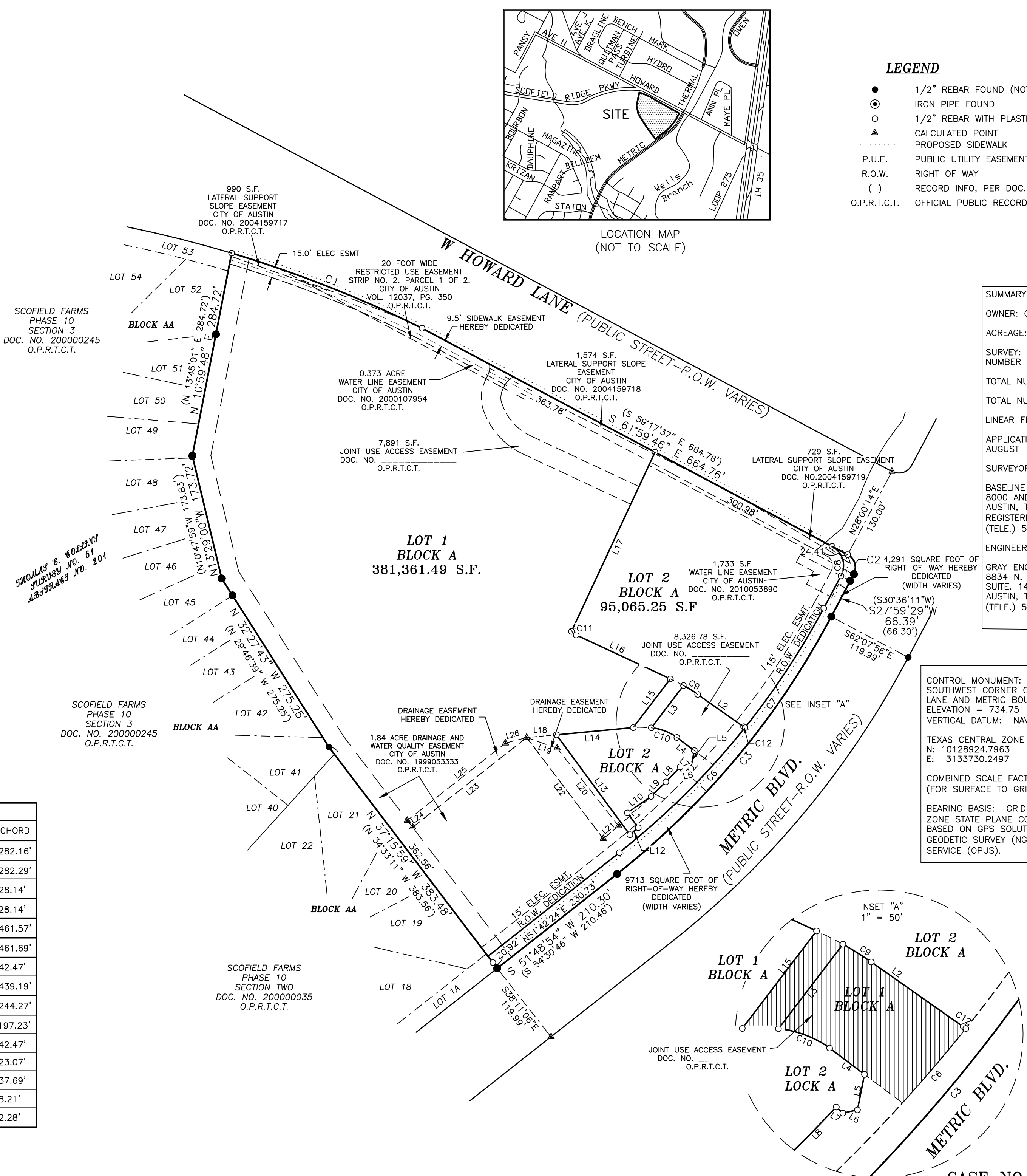


CASE#: C8-2018-0133.0A
ADDRESS: 13614 METRIC BLVD
PROJECT: VINEYARD AUSTIN
CASE MANAGER: CESAR ZAVALA



LINE TABLE		
LINE#	DIRECTION	LENGTH
L2	S54°54'13"E	77.42'
L3	N37°20'49"E	73.31'
L4	N53°00'02"W	30.11'
L5	N11°14'01"E	24.97'
L6	N77°40'22"E	10.32'
L7	S47°04'16"E	6.15'
L8	N43°52'05"E	28.58'
L9	N45°24'35"E	28.58'
L10	N55°09'49"E	39.75'
L11	N36°21'24"W	25.24'
L12	N49°53'55"E	15.03'
L13	S36°21'24"E	170.91'
L14	S84°38'49"W	106.28'
L15	S37°20'49"W	84.45'
L16	S65°00'02"E	143.29'
L17	S24°59'57"W	272.45'
L18	S84°47'17"W	41.24'
L19	S70°41'53"E	44.42'
L20	S38°22'48"E	136.63'
L21	S50°10'59"W	27.47'
L22	N37°09'44"W	174.90'
L23	N51°47'38"E	200.03'
L24	S38°12'22"E	12.00'
L25	S51°47'38"W	172.22'
L26	S75°07'59"W	30.29'

RECORD CURVE TABLE				
CURVE#	RADIUS	LENGTH	DELTA	CHORD BEARING
C1	1,673.99'	282.49'	09°40'08"	S68°28'40"E
(C1)	1,673.99'	282.63'	09°40'40"	S65°46'21"E
C2	20.00'	31.22'	89°25'02"	S17°31'39"E
(C2)	20.00'	31.22'	89°25'02"	S14°49'30"E
C3	1,112.32'	464.95'	23°56'58"	S39°46'24"W
(C3)	1,112.32'	465.07'	23°57'10"	S42°30'08"W
C4	30.00'	47.19'	90°07'43"	N16°55'55"W
C5	1,075.00'	442.31'	23°34'27"	N39°55'10"E
C6	1,075.00'	244.80'	13°02'51"	N45°10'59"E
C7	1,075.00'	197.51'	10°31'37"	N33°23'45"E
C8	30.00'	47.19'	90°07'43"	N16°55'55"W
C9	220.50'	23.08'	5°59'46"	N57°54'06"W
C10	75.50'	38.10'	28°54'43"	N69°21'34"W
C11	18.54'	8.28'	25°35'10"	S52°00'55"E
C12	11.05'	2.29'	11°51'42"	S55°01'13"E



- LEGEND**
- 1/2" REBAR FOUND (NOTED, IF CAPPED)
 - ⊙ IRON PIPE FOUND
 - 1/2" REBAR WITH PLASTIC CAP SET: "BASELINE, INC."
 - ▲ CALCULATED POINT
 - PROPOSED SIDEWALK
 - P.U.E. PUBLIC UTILITY EASEMENT
 - R.O.W. RIGHT OF WAY
 - () RECORD INFO, PER DOC. NO. 2002056824, O.P.R.T.C.T.
 - O.P.R.T.C.T. OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

SUMMARY

OWNER: CATOOSA SPRINGS PARTNERS, L.P.

ACREAGE: 11.259 ACRES

SURVEY: THOMAS C. COLLINS SURVEY NUMBER 61, ABSTRACT NUMBER 201

TOTAL NUMBER OF BLOCKS: 1

TOTAL NUMBER OF LOTS: 2

LINEAR FEET OF NEW STREETS: 0

APPLICATION SUBMITTAL DATE: AUGUST 14, 2018

SURVEYOR:

BASELINE LAND SURVEYORS, INC.
8000 ANDERSON SQUARE RD., STE. 101
AUSTIN, TEXAS 78757
REGISTERED FIRM #10015100
(TELE.) 512-374-9722

ENGINEER:

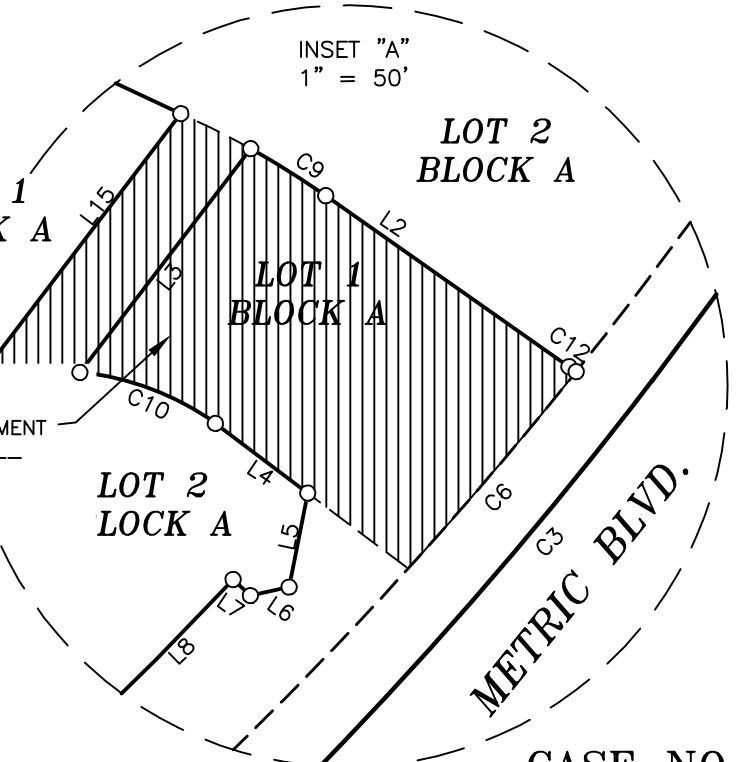
GRAY ENGINEERING, INC.
8834 N. CAPITAL OF TEXAS HIGHWAY
SUITE. 140
AUSTIN, TX 78759
(TELE.) 512-452-0371

CONTROL MONUMENT: "X" SET IN SIDEWALK AT THE SOUTHWEST CORNER OF THE INTERSECTION OF HOWARD LANE AND METRIC BOULEVARD.
ELEVATION = 734.75
VERTICAL DATUM: NAVD 88 (GEOID 09)

TEXAS CENTRAL ZONE STATE PLANE COORDINATES:
N: 10128924.7963
E: 3133730.2497

COMBINED SCALE FACTOR: 0.99976734
(FOR SURFACE TO GRID CONVERSION)

BEARING BASIS: GRID AZIMUTH FOR TEXAS CENTRAL ZONE STATE PLANE COORDINATES, 1983/93 HARN, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).



BASELINE LAND SURVEYORS, INC.
PROFESSIONAL LAND SURVEYING SERVICES
8000 ANDERSON SQUARE ROAD, SUITE 101
AUSTIN TEXAS 78757
OFFICE: 512.374.9722
FIRM REGISTRATION CERTIFICATE #10015100
scott@basinelandsurveyors.net

FINAL PLAT
VINEYARD AUSTIN

Scale (Hor.): 1"=100'
Date: 08/29/19
Drawn By: BWB
Checked By: RLW
Revision 1:
Revision 2:
Revision 3:

STATE OF TEXAS }
COUNTY OF TRAVIS }

THAT CATOSSA SPRINGS PARTNERS, L.P., BEING THE OWNER OF THAT CERTAIN 11.259 ACRE TRACT OF LAND OUT OF THE THOMAS C. COLLINS SURVEY NO. 61, ABSTRACT NO. 201 IN TRAVIS COUNTY, TEXAS, AS CONVEYED BY DEED AS RECORDED IN DOC. 2002056824 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, DOES HEREBY SUBDIVIDE SAID 11.259 ACRES OF LAND IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT SHOWN HEREON, PURSUANT TO CHAPTER 212 OF THE TEXAS LOCAL GOVERNMENT CODE, TO BE KNOWN AS: "VINEYARD AUSTIN". AND DO HEREBY DEDICATE TO THE PUBLIC, THE USE OF THE STREETS AND EASEMENTS AND/OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

THERE ARE NO LIENHOLDERS FOR THESE TRACTS.

WITNESS MY HAND THIS, THE _____ DAY OF _____ 2019. A.D.

BY: _____
NAME: _____

STATE OF TEXAS }
COUNTY OF TRAVIS }

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____, KNOWN TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT OF WRITING, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

WITNESS MY HAND, THIS THE _____ DAY OF _____ 2019. A.D.

NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME: _____

MY COMMISSION EXPIRES: _____

ACCEPTED AND AUTHORIZED FOR RECORD BY THE ZONING AND PLATTING COMMISSION OF THE CITY OF AUSTIN, TEXAS, THIS, THE _____ DAY OF _____, 2019.

JOLENE KIOLBASSA, CHAIRPERSON ANA AGUIRRE, SECRETARY

THIS SUBDIVISION PLAT IS LOCATED WITHIN THE FULL PURPOSE JURISDICTION OF THE CITY OF AUSTIN ON THIS THE _____ DAY OF _____ 2019.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE DIRECTOR, DEVELOPMENT SERVICES DEPARTMENT, CITY OF AUSTIN, COUNTY OF TRAVIS, THIS, THE _____ DAY OF _____, 2019, A.D.

DENISE LUCAS, DIRECTOR
DEVELOPMENT SERVICES DEPARTMENT

ENGINEER'S CERTIFICATION

I, WILL WHEELER, P.E., AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STANDPOINT, IS COMPLETE AND COMPLIES WITH THE ENGINEERING RELATED PORTIONS OF TITLE 25 OF THE AUSTIN CITY CODE OF 1999, AS AMENDED, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

NO PORTION OF THIS SUBDIVISION LIES WITHIN THE CITY OF AUSTIN FULLY DEVELOPED 100-YEAR FLOODPLAIN AND SPECIAL FLOOD HAZARD AREA ZONE AE; AREA SUBJECT TO INUNDATION BY THE 1 ANNUAL CHANCE FLOOD, ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY FIRM PANEL 48453C0270J, DATED SEPTEMBER 26, 2016 FOR TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

WILL WHEELER, LICENSED PROFESSIONAL ENGINEER NO. 112029 DATE
GRAY ENGINEERING, INC.
8834 N. CAPITAL OF TEXAS HIGHWAY
SUITE, 140
AUSTIN, TX 78759
(TELE.) 512-452-0371

SURVEYOR'S CERTIFICATION

I, ROBERT GLEN MALOY, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF LAND SURVEYING AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEY RELATED PORTIONS OF TITLE 25 OF THE AUSTIN CITY CODE OF 1999, AS AMENDED, IS TRUE AND CORRECT AND PREPARED FROM AN ON THE GROUND SURVEY OF THE PROPERTY MADE BY ME OR UNDER MY SUPERVISION DURING MAY 2018.

Robert Glen Maloy 08/29/19

ROBERT GLEN MALOY DATE
REGISTERED PROFESSIONAL LAND SURVEYOR NUMBER 6028
BASELINE LAND SURVEYORS, INC.
8000 ANDERSON SQUARE RD., SUITE 101
AUSTIN, TEXAS 78757
REGISTERED FIRM #10015100
(TELE.) 512-374-9722



NOTES:

1. THE WATER AND WASTEWATER UTILITY SYSTEM SERVING THIS SUBDIVISION MUST BE IN ACCORDANCE WITH THE CITY OF AUSTIN DESIGN CRITERIA. THE WATER AND WASTEWATER UTILITY PLAN MUST BE REVIEWED AND APPROVED BY THE AUSTIN WATER UTILITY. ALL WATER AND WASTEWATER CONSTRUCTION MUST BE INSPECTED BY THE CITY OF AUSTIN. THE LANDOWNER MUST PAY THE CITY INSPECTION FEE WITH THE UTILITY CONSTRUCTION.
2. NO OBJECTS, INCLUDING BUT NOT LIMITED TO BUILDINGS, FENCES, LANDSCAPING OR OTHER STRUCTURES MAY BE PLACED IN DRAINAGE EASEMENTS EXCEPT AS APPROVED BY THE CITY OF AUSTIN.
3. THE OWNER OF THIS SUBDIVISION, AND HIS OR HER SUCCESSORS AND ASSIGNS, ASSUMES RESPONSIBILITY FOR PLANS FOR CONSTRUCTION OF SUBDIVISION IMPROVEMENTS WHICH COMPLY WITH APPLICABLE CODES AND REQUIREMENTS OF THE CITY OF AUSTIN AND TRAVIS COUNTY. THE OWNER UNDERSTANDS AND ACKNOWLEDGES THAT PLAT VACATION OR REPLATTING MAY BE REQUIRED AT THE OWNER'S SOLE EXPENSE IF PLANS TO CONSTRUCT THIS SUBDIVISION DO NOT COMPLY WITH SUCH CODES AND REQUIREMENTS.
4. PROPERTY OWNER SHALL PROVIDE FOR ACCESS TO THE DRAINAGE EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PROHIBIT ACCESS BY GOVERNMENTAL AUTHORITIES FOR INSPECTION OR MAINTENANCE OF SAID EASEMENTS.
5. PRIOR TO ADDITIONAL CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF AUSTIN.
6. EROSION/SEDIMENTATION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON EACH LOT, INCLUDING SINGLE FAMILY AND DUPLEX CONSTRUCTION, PURSUANT TO THE LAND DEVELOPMENT CODE AND THE ENVIRONMENTAL CRITERIA MANUAL.
7. BUILDING SETBACK LINES SHALL BE IN CONFORMANCE WITH APPLICABLE CITY OF AUSTIN ZONING ORDINANCE REQUIREMENTS.
8. AUSTIN ENERGY HAS THE RIGHT TO PRUNE AND/OR REMOVE TREES, SHRUBBERY AND OTHER OBSTRUCTIONS TO THE EXTENT NECESSARY TO KEEP THE EASEMENTS CLEAR. AUSTIN ENERGY WILL PERFORM ALL TREE WORK IN COMPLIANCE WITH CHAPTER 25-8, SUBCHAPTER B OF THE CITY OF AUSTIN LAND DEVELOPMENT CODE.
9. THE OWNER/DEVELOPER OF THIS SUBDIVISION/LOT SHALL PROVIDE AUSTIN ENERGY WITH ANY EASEMENT AND/OR ACCESS REQUIRED, IN ADDITION TO THOSE INDICATED, FOR THE INSTALLATION AND ONGOING MAINTENANCE OF OVERHEAD AND UNDERGROUND ELECTRIC FACILITIES. THESE EASEMENTS AND/OR ACCESS ARE REQUIRED TO PROVIDE ELECTRIC SERVICE TO THE BUILDING, AND WILL NOT BE LOCATED SO AS TO CAUSE THE SITE TO BE OUT OF COMPLIANCE WITH CHAPTER 25-8 OF THE CITY OF AUSTIN LAND DEVELOPMENT CODE.
10. THE OWNER SHALL BE RESPONSIBLE FOR INSTALLATION OF TEMPORARY EROSION CONTROL, REVEGETATION AND TREE PROTECTION. IN ADDITION, THE OWNER SHALL BE RESPONSIBLE FOR ANY INITIAL TREE PRUNING AND TREE REMOVAL THAT IS WITHIN TEN (10) FEET OF THE CENTERLINE OF THE PROPOSED OVERHEAD ELECTRICAL FACILITIES DESIGNED TO PROVIDE ELECTRIC SERVICE TO THIS PROJECT. THE OWNER SHALL INCLUDE AUSTIN ENERGY'S WORK WITHIN THE LIMITS OF CONSTRUCTION FOR THIS PROJECT.

NOTES: (CONTINUED)

11. FOR A MINIMUM TRAVEL DISTANCE OF 25 FT. FROM THE ROADWAY EDGE, DRIVEWAY GRADES MAY EXCEED 14% ONLY WITH SPECIFIC APPROVAL OF SURFACE AND GEOMETRIC DESIGN PROPOSALS BY THE CITY OF AUSTIN.
12. NO LOT WILL BE OCCUPIED UNTIL THE STRUCTURE IS CONNECTED TO THE AUSTIN WATER AND WASTEWATER UTILITY SYSTEM.
13. PRIOR TO CONSTRUCTION ON LOTS IN THIS SUBDIVISION, DRAINAGE PLANS WILL BE SUBMITTED TO THE CITY OF AUSTIN FOR REVIEW. RAINFALL RUNOFF SHALL BE HELD TO THE AMOUNT EXISTING AT UNDEVELOPED STATUS BY PONDING OR OTHER APPROVED METHODS. ALL PROPOSED CONSTRUCTION OR SITE ALTERATION REQUIRES APPROVAL OF A SEPARATE DEVELOPMENT PERMIT.
14. THE OWNER SHALL BE RESPONSIBLE FOR PROVIDING WATER AND WASTEWATER UTILITY IMPROVEMENTS AND ABANDONMENTS TO SERVE EACH LOT.
15. ANY ELECTRIC UTILITY ACTIVITY INSIDE THE SUBDIVISION SHALL BE INCLUDED UNDER THE DEVELOPMENT PERMITS.
16. ALL STREETS, DRAINAGE, SIDEWALKS, WATER AND WASTEWATER LINES AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF AUSTIN STANDARDS.
17. ANY RELOCATION OF ELECTRIC FACILITIES SHALL BE AT OWNERS/DEVELOPERS EXPENSE.
18. PROPERTY OWNERS SHALL PAY TAP AND IMPACT FEES ONCE APPLICATION FOR A CITY OF AUSTIN WATER AND WASTEWATER UTILITY TAP PERMIT IS MADE.
19. NO STRUCTURE SHALL BE OCCUPIED UNTIL THE WATER QUALITY CONTROL AND DETENTION FACILITY HAVE BEEN CONSTRUCTED, INSPECTED AND ACCEPTED BY THE CITY OF AUSTIN.
20. NO CONSTRUCTION OR PLACEMENT OF STRUCTURES INCLUDING BUILDINGS, SHEDS, POOLS LANDSCAPING OR GARDENS ARE ALLOWED WITHIN A CRITICAL ENVIRONMENTAL BUFFER ZONE, PER THE CITY OF AUSTIN LAND DEVELOPMENT CODE. WASTEWATER DISPOSAL IS PROHIBITED WITHIN THE CEF BUFFER ZONE AND VEGETATIVE COVER MUST BE MAINTAINED TO THE MAXIMUM EXTENT PRACTICABLE.
21. STREETS WILL BE CONSTRUCTED TO CITY OF AUSTIN STANDARDS.
22. BY APPROVING THIS PLAT, THE CITY OF AUSTIN ASSUMES NO OBLIGATION TO CONSTRUCT ANY INFRASTRUCTURE IN CONNECTION WITH THIS SUBDIVISION. ANY SUBDIVISION INFRASTRUCTURE REQUIRED FOR THE DEVELOPMENT OF THE LOTS IN THIS SUBDIVISION IS THE RESPONSIBILITY OF THE DEVELOPER AND/OR THE OWNERS OF THE LOTS. FAILURE TO CONSTRUCT ANY REQUIRED INFRASTRUCTURE TO CITY STANDARDS MAY BE JUST CAUSE FOR THE CITY TO DENY APPLICATIONS FOR CERTAIN DEVELOPMENT PERMITS INCLUDING BUILDING PERMITS, SITE PLAN APPROVALS, AND/OR CERTIFICATES OF OCCUPANCY.
23. PUBLIC SIDEWALKS, BUILT TO CITY OF AUSTIN STANDARDS, ARE REQUIRED ALONG THE FOLLOWING STREETS AND AS SHOWN BY A DASHED LINE ON THE FACE OF THE PLAT: METRIC BOULEVARD, HOWARD LANE. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
24. LOT 1 IS ALLOWED A MAXIMUM IMPERVIOUS COVER OF ____% OF THE ENTIRE LOT ACREAGE.
25. SLOPES IN EXCESS OF 15 PERCENT EXIST ON THIS. CONSTRUCTION ON SLOPES IS LIMITED PER THE LAND DEVELOPMENT CODE.
26. WATERWAY SETBACKS AS DEFINED BY THE LAND DEVELOPMENT CODE MAY BE LOCATED ON THIS PROPERTY. DEVELOPMENT IS LIMITED WITHIN WATERWAY SETBACKS.
27. "VEHICULAR ACCESS TO METRIC BOULEVARD FROM LOTS 1 AND 2 SHALL ONLY BE THROUGH THE JOINT USE ACCESS EASEMENT RECORDED IN DOCUMENT NO. _____, VEHICULAR ACCESS TO W. HOWARD LANE FROM LOT 2 SHALL ONLY BE THROUGH THE JOINT USE ACCESS EASEMENT RECORDED IN DOCUMENT NO. _____" PENDING APPROVAL AND RECORDATION OF THE TWO LEGAL DOCUMENTS.
28. THE WATER AND/OR WASTEWATER EASEMENTS INDICATED ON THIS PLAT ARE FOR THE PURPOSE OF CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT, UPGRADE, DECOMMISSIONING AND REMOVAL OF WATER AND/OR WASTEWATER FACILITIES AND APPURTENANCES. NO OBJECTS, INCLUDING BUT NOT LIMITED TO, BUILDINGS, RETAINING WALLS, TREES OR OTHER STRUCTURES ARE PERMITTED IN WATER AND/OR WASTEWATER EASEMENTS EXCEPT AS APPROVED BY AUSTIN WATER.
29. REFERENCE RESTRICTIVE COVENANT DOCUMENTS NUMBER _____ FOR DETAILS ABOUT THE CRITICAL WATER QUALITY ZONE LOCATION.

STATE OF TEXAS }
COUNTY OF TRAVIS }

I, DANA DEBEAUVOIR, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOLLOWING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE _____ DAY OF _____, 2019, A.D., AT _____ O'CLOCK ____M., AND DULY RECORDED ON THE _____ DAY OF _____, 2019, A.D., AT _____ O'CLOCK ____M., OFFICIAL PUBLIC RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NO. _____.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THE _____ DAY OF _____, 2019, A.D.

DANA DEBEAUVOIR, COUNTY CLERK, TRAVIS COUNTY, TEXAS

DEPUTY

BASELINE LAND SURVEYORS, INC.
PROFESSIONAL LAND SURVEYING SERVICES
8000 ANDERSON SQUARE RD., SUITE 101
AUSTIN TEXAS 78757
REGISTERED FIRM#10015100
OFFICE: 512.374.9722
ron@baselinelandsurveyors.net

FINAL PLAT
VINEYARD AUSTIN

File: S:\Proj\Scalled Farms Assisted Living\DWG\CTD VINEYARD AUSTIN Final Plat.dwg						
Scale (Hor.): 1"=100'						
Date: 08/29/19						
Drawn By: RLW						
Checked By: JSL						
Revision 1:						
Revision 2:						
Revision 3:						