

SUBDIVISION REVIEW SHEET

CASE NO.: C8-2017-0077

P.C. DATE: February 25, 2020

SUBDIVISION NAME: Replat of Lake Shore Colony

AREA: 13.5 acres

LOTS: 9

OWNER/APPLICANT: FBZ Town Lake Circle LP, FBZ Town Lake Circle II LP, 2323 Town Lake Circle Apartments, and 2409 Town Lake LLC

AGENT: KBGE

ADDRESS OF SUBDIVISION: Town Lake Circle and Elmont Drive

WATERSHED: Town Lake

JURISDICTION: Full Purpose

EXISTING ZONING: ERC-Neighborhood Mixed Use

PROPOSED LAND USE: Multi-Family/ Mixed Use

VARIANCE: No variances are proposed.

SIDEWALKS: Sidewalks are required.

DEPARTMENT COMMENTS: The request is for approval of the Replat of Lake Shore Colony. The proposed replat is being done in conjunction with four separate plat vacations that are being done in order to remove 25' building lines that were on the original plats. The proposal will result in 9 lots with no building setback lines to replace the original 11 lots that had building setback lines shown in the plat.

STAFF RECOMMENDATION: The staff recommends approval of the plat. The plat as proposed appears to meet all applicable State and City of Austin LDC requirements.

PLANNING COMMISSION ACTION:

CASE MANAGER: David Wahlgren
Email address: david.wahlgren@ci.austin.tx.us

PHONE: 512-974-6455




LOCATION MAP

SCALE: 1" = 500'

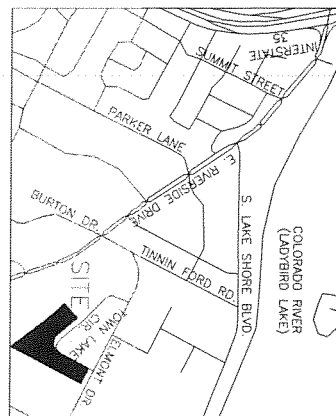
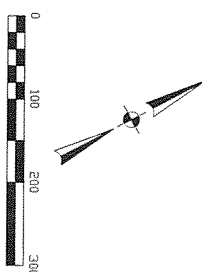
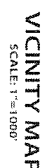
MAPSCO GRID: 615Q

COA GRID: K20

CHECKED BY: MBC		REPLAT OF LAKE SHORE COLONY TRAVIS COUNTY, TEXAS		CLIENT INFORMATION
JOB NUMBER: 380-001	ISSUE DATE: 03/28/17			
SHEET: EXHIBIT		LOCATION MAP	KIMBELL BRUEHL GARCIA ESTES	DIANA ZUNIGA
			105 West Riverside Drive, Ste 110, Austin, Texas 78704 T (512) 439-0400 www.kbge-eng.com TBPE No F 12802	

LEGEND

- 1/2 INCH IRON ROD FOUND (UNLESS NOTED OTHERWISE)
GUT "X" IN CONCRETE FOUND
1/2 INCH IRON PIPE FOUND
RIBET FOUND IN SIDEWALK
1/2 INCH IRON ROD WITH "RIDGE" CAP SET
CALCULATED POINT
SIDEWALK
NUMBER OF LOTS: 9
TOTAL AREA: 73,500 ACRES



		CLIMATE CHANGE				ECONOMY			
		2007	2008	2009	2010	2007	2008	2009	2010
1	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
2	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
3	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
4	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
5	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
6	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
7	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
8	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
9	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
10	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
11	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
12	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
13	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
14	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
15	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
16	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
17	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
18	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
19	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
20	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
21	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
22	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
23	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
24	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
25	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
26	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
27	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
28	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
29	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
30	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
31	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
32	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
33	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
34	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
35	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
36	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
37	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
38	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
39	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
40	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
41	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6
42	CRS	5.6	5.6	5.6	5.6	5.6	5.6	5.6	5.6

LINE	BEARING	DISANCE
1	562.48.08 E	60.00
2	N43.50.49 E	60.00
3	N51.20.58 E	59.84
4	N51.21.27 E	59.74
5	S62.28.17 W	59.89
6	N62.27.58 W	59.81
7	S62.24.18 E	71.94
8	S28.28.45 W	47.36