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**SUBDIVISION REVIEW SHEET**

**CASE NO:** C8-2011-0048.0A

**ZAP DATE:** April 19, 2011

**SUBDIVISION NAME:** RESUBDIVISION OF LOT 18, BLOCK F, CHERRY CREEK SECTION 9-D1

**AREA:** 3.63 Acres

**LOTS:** (2)

**APPLICANT:** Wesley J. Peoples & William Howell

**AGENT:** Carlson, Brigrance & Doering  
(Becky Wolter)

**ADDRESS OF SUBDIVISION:** 8801 West Gate Blvd.

**GRIDS:** ME15

**COUNTY:** Travis

**WATERSHED:** South Boggy Creek

**JURISDICTION:** Full Purpose

**EXISTING ZONING:** LR-CO

**PROPOSED LAND USE:** Commercial-Retail

**ADMINISTRATIVE WAIVERS:** None

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**VARIANCES:** None

**SIDEWALKS**

Sidewalks will be provided on both sides of all internal streets and the subdivision side of all boundary streets.

**DEPARTMENT COMMENTS:**

The request is for approval of the above referenced resubdivision plat. State law entitles the Zoning and Platting Commission to approve a requested resubdivision of the previously platted land, without vacating the preceding plat. This proposed resubdivision entails the creation of (2) legal lots from (2) lots for proposed commercial-retail use. The subdivision is composed of (2) lots on 3.63 acres. City of Austin will provide water and wastewater service as well as electric service. The developer will be responsible for all costs associated with any required improvements to the site.

**STAFF RECOMMENDATION:**

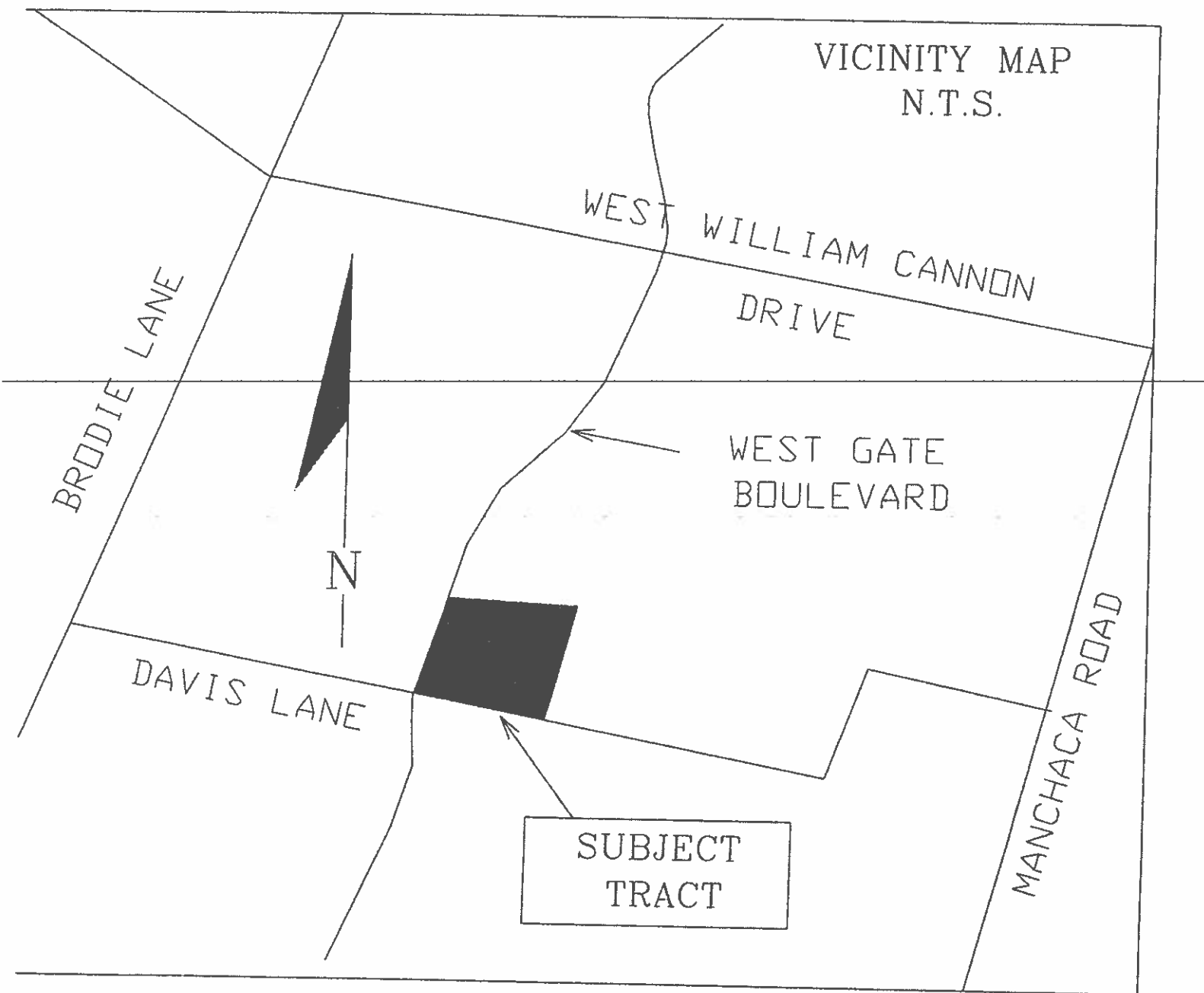
The staff recommends disapproval of the resubdivision plat. The plat does not meet all applicable State and City of Austin LDC requirements.

**ZONING AND PLATTING COMMISSION ACTION:**

**CASE MANAGER:**

**PHONE:**

C6/2



ZAP #10566731