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SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2010-0101

Z.A.P. DATE: 7/5/2011

SUBDIVISION NAME: Hutton Industrial Park

AREA: 21.836 acres

LOT(S): 11

OWNER/APPLICANT: Carlson 183 LLC, Eledge 183 LLC and Foster 183 LLC

AGENT: Brett Pasquarella, Carlson Brigrance and Doering, Inc

ADDRESS OF SUBDIVISION: S Hwy 183 and McKenzie Road

GRIDS: ML-12

COUNTY: Travis

WATERSHED: North Fork Dry Creek

JURISDICTION: 2-Mile
ETJ

EXISTING ZONING: NA

MUD: NA

PROPOSED LAND USE: Commercial

ADMINISTRATIVE WAIVERS: NA

VARIANCES: NA

SIDEWALKS: Sidewalks will be provided on all internal streets.

DEPARTMENT COMMENTS: Approval of a preliminary plan consisting of 11 lots on 21.836 acres for commercial use. Water will be provided by the Creedmore-Maha Water Supply Corporation and wastewater will be on site.

STAFF RECOMMENDATION: The staff recommends approval of this resubdivision. This plan meets all applicable County, State and City of Austin LDC requirements.

ZONING AND PLATTING COMMISSION ACTION:

CASE MANAGER: Sarah Sumner

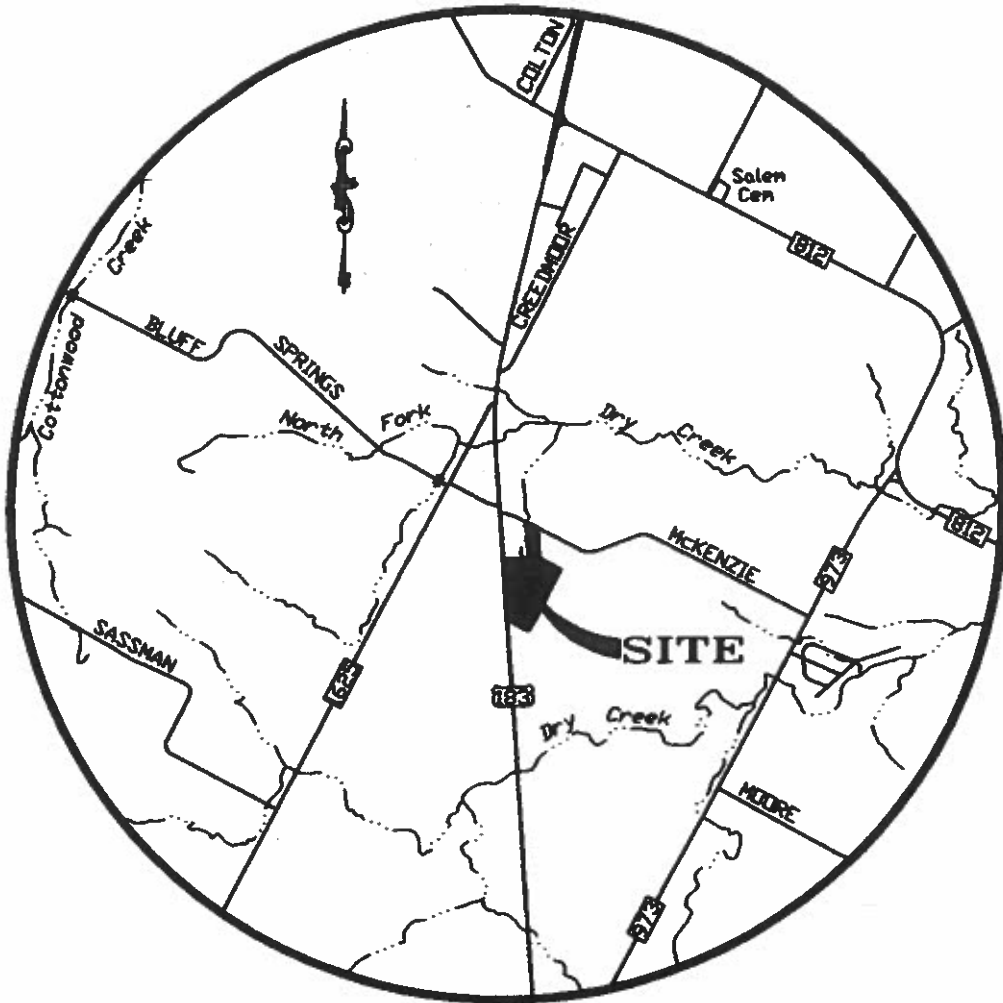
Email address: sarah.sumner@co.travis.tx.us

PHONE: 854-7687

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Hutton Industrial Park

Location Map



LOCATION MAP

SCALE: 1" = 3000'

PUBLIC HEARING INFORMATION

Although applicants and/or their agent(s) are expected to attend a public hearing, you are not required to attend. However, if you do attend, you have the opportunity to speak FOR or AGAINST the proposed development or change. You may also contact a neighborhood or environmental organization that has expressed an interest in an application affecting your neighborhood.

During a public hearing, the board or commission may postpone or continue an application's hearing to a later date, or recommend approval or denial of the application. If the board or commission announces a specific date and time for a postponement or continuation that is not later than 60 days from the announcement, no further notice is required.

Commission is required to approve the subdivision by State law if no variances are required, and if it meets all requirements. A board or commission's decision on a subdivision may only be appealed if it involves an environmental variance. A variance may be appealed by a person with standing to appeal; or an interested party that is identified as a person who can appeal the decision. The body holding a public hearing on an appeal will determine whether a person has standing to appeal the decision.

An interested party is defined as a person who is the applicant or record owner of the subject property, or who communicates an interest to a board or commission by:

- delivering a written statement to the board or commission before or during the public hearing that generally identifies the issues of concern (it may be delivered to the contact person listed on a notice); or
- appearing and speaking for the record at the public hearing;

and:

- occupies a primary residence that is within 500 feet of the subject property or proposed development;
- is the record owner of property within 500 feet of the subject property or proposed development; or
- is an officer of an environmental or neighborhood organization that has an interest in or whose declared boundaries are within 500 feet of the subject property or proposed development.

A notice of appeal must be filed with the director of the responsible department no later than 14 days after the decision. An appeal form may be available from the responsible department.

For additional information on the City of Austin's land development process, visit our web site: www.ci.austin.tx.us/development.

Written comments must be submitted to the board or commission (or the contact person listed on the notice) before or at a public hearing. Your comments should include the name of the board or commission, or Council; the scheduled date of the public hearing; the Case Number; and the contact person listed on the notice.

Case Number: C8J-2010-0101

Contact: Sarah Sumner, 512-854-7687 or

Yolanda Parada, 512-974-2784

Public Hearing: July 5, 2011, Zoning & Platting Commission

Richard + MARIAN REYES

Your Name (please print)

7913 Hwy 183 South Austin, 78247

Your address(es) affected by this application

Richard D. Reyes / Marian Reyes - 27-11

Date

Signature

Daytime Telephone: 656-6678

Comments:

If you use this form to comment, it may be returned to:

City of Austin - Planning & Development Review Dept./4th Floor

Sarah Sumner

P. O. Box 1088

Austin, TX 78767-8810

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