

SUBDIVISION REVIEW SHEET

C13/1

CASE NO.: C8-2012-0001

Z.A.P. DATE: January 15, 2013

SUBDIVISION NAME: Cearley Subdivision

AREA: 5.032 acres

LOTS: 3

OWNER/APPLICANT: Jack Cearley

AGENT: Lenworth Consulting
(Nash Gonzalez)

ADDRESS OF SUBDIVISION: Cedar Bend Drive & Scofield Farms Drive

GRIDS: L-34

COUNTY: Travis

WATERSHED: Walnut Creek

JURISDICTION: Full Purpose

EXISTING ZONING: LO-MU-CO

PROPOSED LAND USE: Commercial and Public Right of Way

SIDEWALKS: Sidewalks are required along Cedar Bend Drive, Scofield Farms Drive and Cearley Drive prior to the lot(s) being occupied.

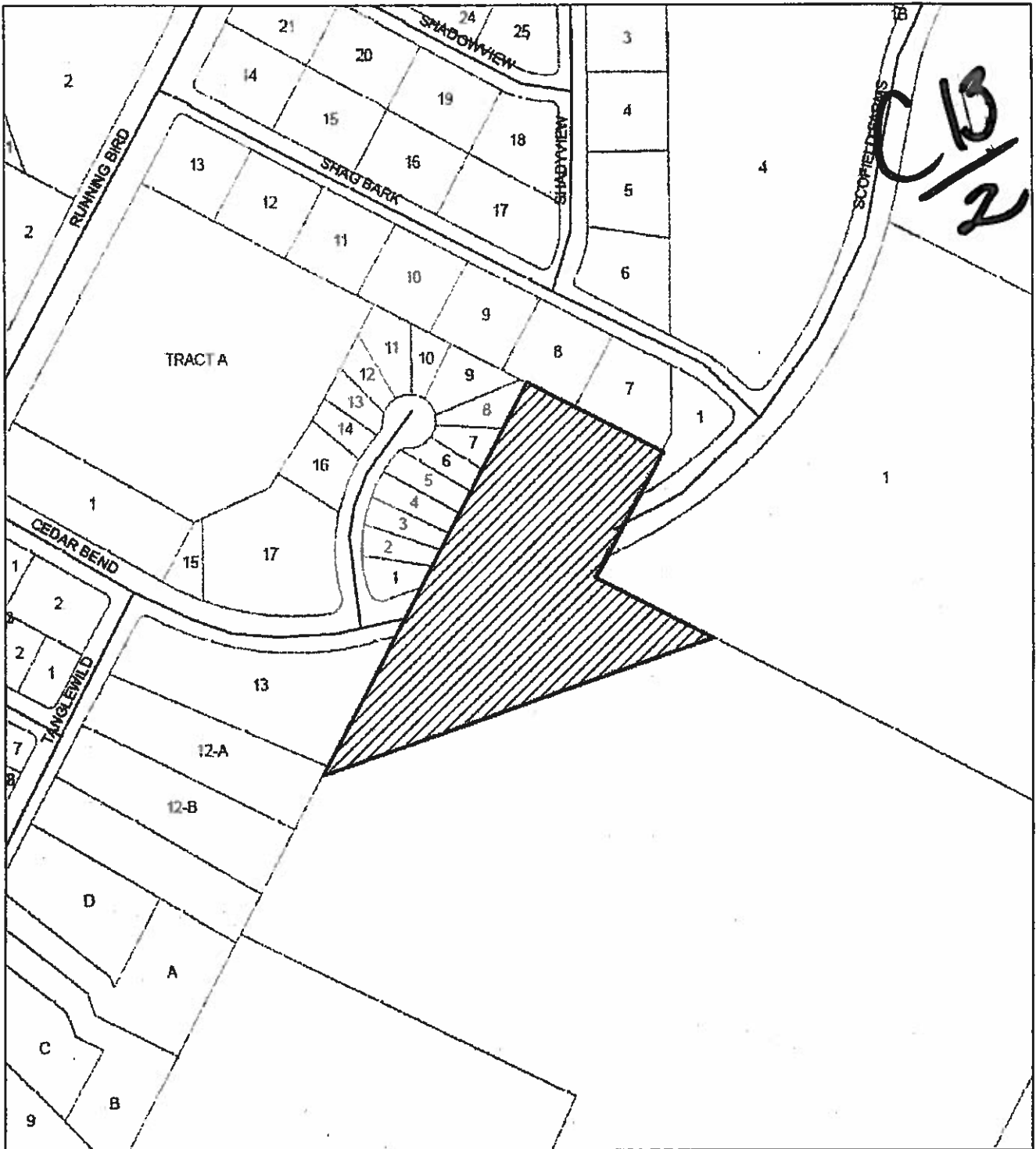
DEPARTMENT COMMENTS: The request is for approval of the preliminary plan, namely Cearley Subdivision. The proposed preliminary is composed of 3 lots and right-of-way on 5.032 acres.

STAFF RECOMMENDATION: Staff recommends approval of this preliminary. This plan meets all applicable City of Austin Land Development and State Local Government requirements.

ZONING AND PLATTING COMMISSION ACTION:



CASE MANAGER: Sylvia Limon
Email address: sylvia.limon@austintexas.gov

PHONE: 974-2767



C13
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-  Subject Tract
-  Base Map

CASE#: C8-2012-0001
ADDRESS: Cedar Bend Drive



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by the Planning and Development Review Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

CEARLEY SUBDIVISION

0 CEDAR BEND DR., AUSTIN, TEXAS 78758

PRELIMINARY PLAN

CLIENT INFORMATION
JACK CEARLEY

19265 CEARLEY STREET, CLEVELAND, TX 77328
 (713) 503-6239

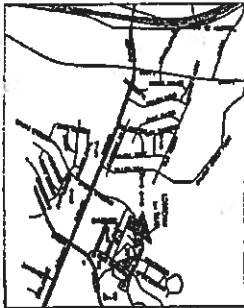
CONSULTING ENGINEERS

PROFESSIONAL STRUCTURAL ENGINEERS

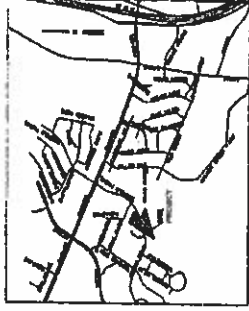
CONSULTING CIVIL AND STRUCTURAL ENGINEERS
 2070 RESEARCH BLVD, STE 300, AUSTIN, TEXAS 78759
 (512) 238-4422 FAX (512) 238-8095

SURVEYORS

LENZ & ASSOCIATES, INC.
 4303 RUSSELL DRIVE, AUSTIN, TX 78704
 (512) 443-1074



ZONING / SUBDIVISION MAP



SITE LOCATION MAP



DATE OF SUBMITTAL:
 PROJECT TITLE:
 PROPERTY OWNER:

APPROVED:
 JACK CEARLEY
 19265 CEARLEY STREET, CLEVELAND, TX 77328
 (713) 503-6239

CONTRACTOR:
 CONRAD NASH CONSULTING, L.L.C.
 1070 RESEARCH BLVD, STE 300, AUSTIN, TX 78759

DESIGNER COMPANY:

LEGAL DESCRIPTION OF PROPERTY:
 0.25 ACRES OF THE PROPERTY DESCRIBED HEREON IS LOCATED IN ZONE "A" (COMMERCIAL) OF THE CITY OF AUSTIN, TEXAS, AND IS MORE PARTICULARLY DESCRIBED AS BEING THE SOUTHWEST CORNER OF THE SECTION 36, TOWNSHIP 10N, RANGE 12E, MERIDIAN 10W, DATED SEPTEMBER 28, 2008.

LIST OF DRAWINGS	
1	COVER SHEET
2	PRELIMINARY PLAN
A	GENERAL NOTES
B	UTILITY, TREE & SLOPE MAP
C	DRAINAGE AREA MAP
D	OVERALL DRAINAGE AREA MAP
E	DETENTION & WATER QUALITY POND

BENCHMARKS:
 1. CUT IN LIGHT POLE BASE AT SOUTHEAST INTERSECTION OF CEDAR BEND DRIVE. ELEV. = 688.47' (NOT SHOWN)
 2. 600' NAIL SET IN POWER POLE ON SOUTH SIDE OF CEDAR BEND DRIVE. ELEV. = 692.38'

REVISIONS / CORRECTIONS				
NO.	DESCRIPTION	REVISION NO. OF SHEETS IN THIS SET	DATE	CITY OF AUSTIN APPROVAL / DATE
1	1. COVER SHEET	1		
2	2. PRELIMINARY PLAN	1		
3	3. GENERAL NOTES	1		
4	4. UTILITY, TREE & SLOPE MAP	1		
5	5. DRAINAGE AREA MAP	1		
6	6. OVERALL DRAINAGE AREA MAP	1		
7	7. DETENTION & WATER QUALITY POND	1		

CASE NO: C8-2012-0001

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