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SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2012-0187.0A

ZAP DATE: January 15, 2013

SUBDIVISION NAME: Bell Grand Avenue Business Park Block J lot 25B

AREA: 6.406

LOT(S): 2

OWNER/APPLICANT: EK 2 Properties
(Kevin Kolbeck)

AGENT: Austin Civil Engineering
(Keith Parkan)

ADDRESS OF SUBDIVISION: 16117 Central Commerce Drive

GRIDS: MN38

COUNTY: Travis

WATERSHED: Gilleland Creek

JURISDICTION: 2-Mile ETJ

EXISTING ZONING: Retail

MUD: N/A

NEIGHBORHOOD PLAN: N/A

PROPOSED LAND USE: Commercial - Retail

ADMINISTRATIVE WAIVERS:

VARIANCES: None

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

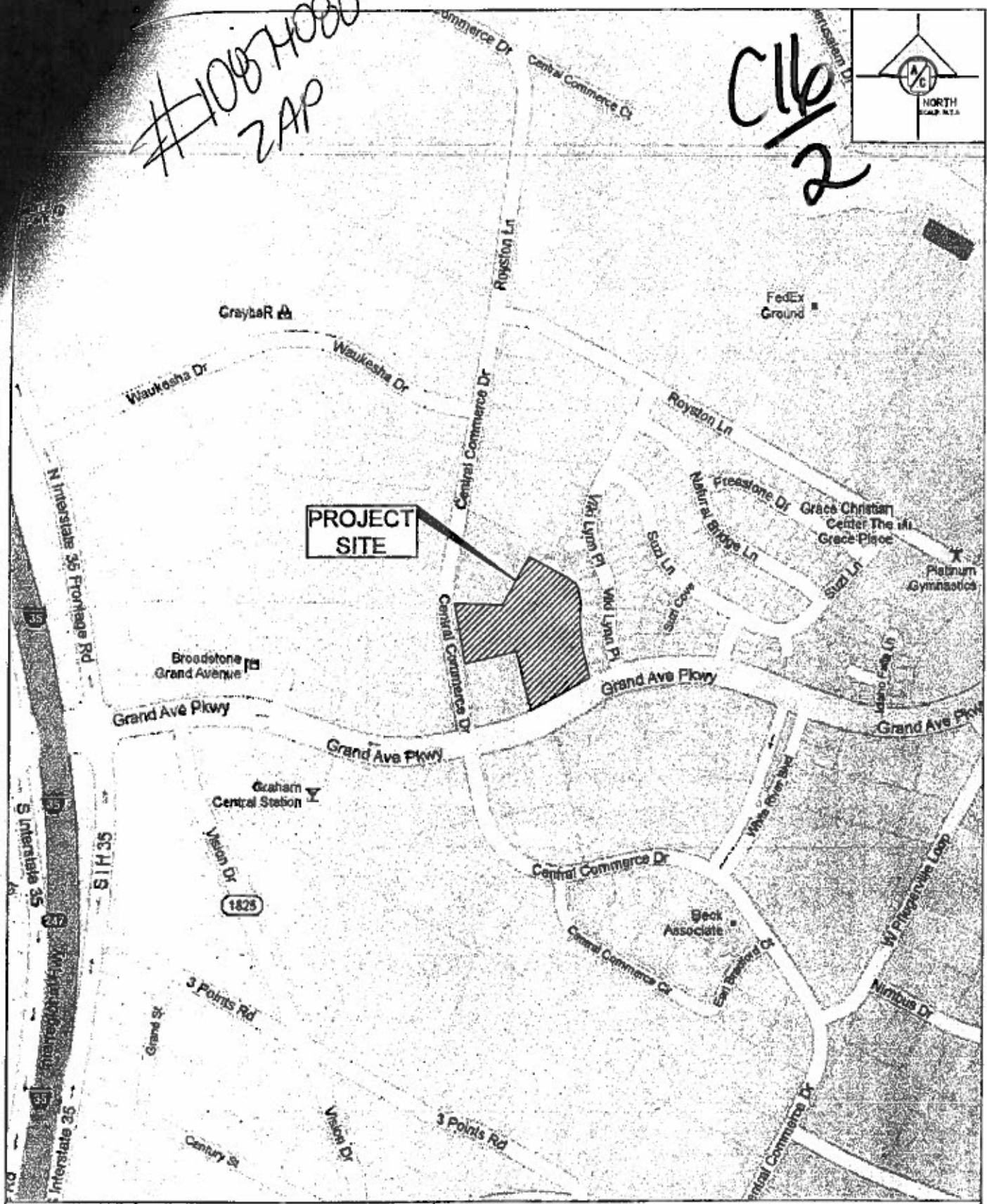
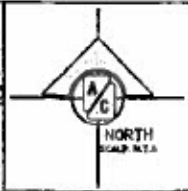
DEPARTMENT COMMENTS: The request is for approval of the Bell Grand Avenue Business Park Block J lot 25B. The proposed plat is composed of 2 lots on 6.406 acres.


STAFF RECOMMENDATION: The staff recommends disapproval of the plat. This plat does not meet all applicable State and City of Austin LDC requirements.

PLANNING COMMISSION/ZONING AND PLANNING ACTION:

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<p>VICINITY MAP</p>	<p>1620 GRAND AVENUE PARKWAY, PFLUGERVILLE TEXAS 78660</p> <p>N.T.S.</p>	<p>AUSTIN CIVIL ENGINEERING, INC.</p> <p>TYPE FIRM # F-001018 2708 SOUTH LAMAR BLVD., Ste. 200A AUSTIN, TEXAS 78704 PH: (512) 306-0018 FAX: (512) 306-0048</p> 
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