

TOTAL VACATION SUBDIVISION REVIEW SHEET

C10
1

CASE NO.: C8-02-0110.0A(VAC)

DATE: June 18, 2013

SUBDIVISION NAME: Monaco Subdivision

AREA: 2.037 acres

LOT(S): 1

OWNER/APPLICANT: Joycevus Inc.

AGENT: Rich Vaughn

ADDRESS OF SUBDIVISION: 2440 Wickersham Lane

GRIDS: K-18/19

COUNTY: Travis

WATERSHED: County Club East

JURISDICTION: Full Purpose

EXISTING ZONING: GR-MU-CO

PROPOSED LAND USE: mixed use commercial/residential

DEPARTMENT COMMENTS: The request is for approval of the Monaco Subdivision, vacation of Lot 1. The applicant desires to totally vacate the existing subdivision in order to replat the one vacated lot to remove a note that prohibits residential use. The associated replat, under review, may be approved administratively.

STAFF RECOMMENDATION: The staff recommends approval of the partial plat vacation.

ZONING AND PLATTING COMMISSION ACTION:

CITY STAFF: Don Perryman

PHONE: 974-2786

e-mail: don.perryman@ci.austin.tx.us

SCANNED

15 NO LOT SHALL BE OCCUPIED UNTIL THE STRUCTURE IS CONNECTED
16 TO THE CITY OF AUSTIN WATER AND WASTEWATER UTILITY SYSTEM

18 BENCH-MARK;

TRAIL: "TRAIL" ON CENTER OF BLT. NORTH SIDE OF OLTON STREET, 60' WEST OF CENTERLINE OF PLEASANT VALLEY ROAD

17. BUILDING SET BACK LINE SHALL BE IN CONFORMITY TO THE CITY OF AUSTIN ZONING ORDINANCE EFFECTIVE FOR THIS LOT.

1. JOSEPH BEAVERS, AN AUTHORIZED AGENT OF THE STATE OF TEXAS, HAS BEEN AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PREPARE THAT PLAN COMPLIED WITH THE PROPERTY CLERK'S THAT THIS PLAN COMPLIED WITH THE PROPERTY CLERK'S OF THE COUNTY OF TARRANT, TEXAS, AS PORTIONS OF TITLE NO. 20, OF THE MATHIN CITY CODE OF 2003, AND TO THE BEST OF HIS KNOWLEDGE IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY AND WAS ON THE GROUND UNDER AN SURVEYOR.

JOSEPH BEAMERS, R.P.L. NO. 4838
LANCESON SERVICES, INC.
833 ROUND ROCK WEST DRIVE
BUILDING A, SUITE 170
ROUND ROCK, TEXAS 78681
(512) 238-7901

STATE OF TEXAS
COUNTY OF TARRANT
CLERK OF THE COUNTY COURT OF TARRANT
COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOLLOWING INSTRUMENT
OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR
RECORD IN MY OFFICE ON THE _____ DAY OF _____
A.D. 19____ AT _____ O'CLOCK _____ A. AND
DAILY RECORDED ON THE _____ DAY OF _____
A.D. AT _____ O'CLOCK _____ A. MY RECORDS OF SAID COUNTY AND
STATE IN DOCUMENT NO. _____

WITNESS MY HAND AND SEAL OF THE COUNTY CLERK, THE
DAY OF _____ 20____
DAVE DEERLEMAN, COUNTY CLERK
FRANK COUNTY, TEXAS

THIS SUBDIVISION PLAT IS LOCATED WITHIN CITY LIMITS OF THE CITY OF AUSTIN ON THIS THE _____ DAY OF _____, 19____.

A.D. ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING
COMMISSION OF THE CITY OF AUSTIN, TEXAS, THIS DAY OF

[illegible]

SECURITY

APPROVED FOR ACCEPTANCE

ACCEPTED AND AUTHORIZED FOR RECORD BY THE DIRECTOR, PLANNING & DEVELOPMENT REVENUE DEPARTMENT, CITY OF AUSTIN, COUNTY OF TRAVIS,

AS THE _____ DAY OF _____, 20__ AD.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE ZONING AND PLANNING COMMISSION OF THE CITY OF AUSTIN TEXAS THIS THE 04th DAY OF 04 20

 GREG GUERINSEY, DIRECTOR
 PLANNING AND DEVELOPMENT REVIEW

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PLASTIC CAR STAMPER "ADDITION" SET
FROM OFFICE (signature)

1. TEXAS
 2. DART, TEXAS
 3. FRANK COUNTY, TEXAS

1. ALL STREETS, DRAINAGE, SIDEWALKS, PERSON CONTROL AND WATER AND WASTEWATER LINES ARE REQUIRED TO BE CONSTRUCTED AND INSTALLED TO CITY OF AUSTIN STANDARDS
2. PROPERTY OWNER OR HIS/HER AGENTS SHALL PROVIDE FOR ACCESS TO THE DRAINAGE EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PREVENT ACCESS BY THE CITY OF AUSTIN FOR INSPECTION OR MAINTENANCE OF SAID EASEMENT.

4. ALL EASEMENTS ON PRIVATE PROPERTY SHALL BE GRANTED BY THE PROPERTY OWNER OR HIS/HERS AGENTS.
5. THE OWNER OF THE SUBDIVISION AND HIS OR HER SUCCESSORS AND ASSIGNS, ASSUMES RESPONSIBILITY FOR PLANS FOR CONSTRUCTION OF THE SUBDIVISION, INCLUDING THE CONSTRUCTION OF ROADS AND REQUIREMENTS OF THE CITY OF AUSTIN. THE OWNER UNDERTAKES TO OBTAIN ALL NECESSARY PERMITS, APPROVALS AND APPROVEMENTS THAT PLAT VOUCHER OR RELEVANT BY BE REQUIRED AT THE OWNER'S SOLE EXPENSE. IF PLANS TO CONSTRUCT A ROAD DO NOT COMPLY WITH SUCH CODES OR REQUIREMENTS.

6. ALL WATER AND WASTEWATER SYSTEM IMPROVEMENTS MUST BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF AUSTIN WATER AND WASTEWATER SYSTEM DESIGN CRITERIA AND SPECIFICATIONS. ALL WATER AND WASTEWATER PLANS MUST BE PRESENTED TO AUSTIN WATER UTILITY FOR REVIEW AND APPROVAL. ALL WATER AND WASTEWATER CONSTRUCTION MUST BE INSPECTED BY THE CITY OF AUSTIN.

7. SIDEWALKS NOTE: PUBLIC SIDEWALKS, BLVD TO CITY OF AUSTIN STANDARDS ARE REQUIRED ALONG THE FOLLOWING STREETS AND AS SHOWN BY A DOTTED LINE ON THE PAGE OF THE PLAN OF THE EAST GLOVE STREET AND WICKESMAN LANE. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHDRAWING

8. DETENTION NOTE: PRIOR TO DEVELOPMENT OF THIS SUBDIVISION, COVERAGE PLANS WILL BE SUBMITTED TO CITY OF AUSTIN FOR REVIEW. NEARLY ALL PLANS SHALL BE HELD TO THE STANDARD EXISTING AT THE TIME OF REVIEW. NO PLANS SHALL BE HELD TO THE STANDARD EXISTING AT THE TIME OF REVIEW. NO PLANS SHALL BE HELD TO THE STANDARD EXISTING AT THE TIME OF REVIEW.

9. THIS SUBDIVISION PLAN WAS APPROVED AND RECORDED BEFORE THE CONSTRUCTION AND ACCEPTANCE OF STREETS AND OTHER SUBDIVISION IMPROVEMENTS PLEASANT TO THE TERMS OF A SUBDIVISION CONSTRUCTION AGREEMENT BETWEEN THE SUBDIVIDER AND THE CITY OF LOS ANGELES, DATED 20. THE SUBDIVIDER IS NOT REQUIRED FOR THE CONSTRUCTION OF ALL STREETS AND FACILITIES NECESSARY TO SERVE THE LOTS WITHIN THE SUBDIVISION. THE ASSUMPTION OF ANY

10. PROPOSAL/PERMIT/NOTIFICATION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION OF EACH LOT, INCLUDING SINGLE FAMILY AND DUPLEX CONSTRUCTION, PURSUANT TO THE CITY OF AUSTIN LAND DEVELOPMENT CODE.

17. AUSTIN ENERGY HAS THE RIGHT TO REMOVE AND/OR REMOVE PRESS, SUBSTANCES, AND OTHER OBSTRUCTIONS TO THE EXTENT NECESSARY TO KEEP THE EASTMAN'S CLEAR. AUSTIN ENERGY WILL MAINTAIN ALL TREE WORK IN COMPLIANCE WITH THE CITY OF AUSTIN LAND DEVELOPMENT CODE.

12. THE OWNER / DEVELOPER OF THIS SUBDIVISION / LOT SHALL PROVIDE ANNUAL ENERGY USE FOR ALL EASEMENTS AND/OR ACCESS REQUIRED, IN ADDITION TO THOSE PROVIDED FOR THE INSTALLATION OF ANNUAL MAINTENANCE OF OVERHEAD AND UNDERGROUND UTILITIES. THE OWNER / DEVELOPER OF THIS SUBDIVISION / LOT SHALL BE REQUIRED TO PROVIDE THESE DOCUMENTS AND ACCESS ARE REQUIRED TO BE LOCATED IN THE CITY OF AUSTIN LAND DEVELOPMENT CODE. THE CITY OF AUSTIN SHALL BE REQUIRED TO BE IN COMPLIANCE WITH THE CITY OF AUSTIN LAND DEVELOPMENT CODE.

[illegible]

04/12/71

LOT 2
SOUTH
78/1

CHEVY CHASE
PHASE TWO
P.R.I.C.T.

✓

CALCULATED POINTS

SUBTOTAL

P.L.T RECORDS TRANS CO

D.R.I.C.T.

RECORDS OF TRAVEL

O.F.I.C.E

OFFICIAL PUBLIC RECORDS

THE STATE OF TEXAS
THE COUNTY OF TRAVIS

[illegible]

WITNESS MY HAND THIS 20th DAY OF JULY 1968.

JOYCE INC.
P.O. BOX 1080
ATLANTA, GA 30303

THE STATE OF TEXAS
THE COUNTY OF TRAVIS

APPEARED I, WALTER J. WATKINS, PRESIDENT OF JUDICIALS, INC., IN COMPARISON, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

WITNESS MY HAND AND SEAL THIS _____ DAY OF _____, 19____.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

COMMISSION EXPIRES ON _____
 PRINTED NAME OF NOTARY _____

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

COMMISSION EXPIRES ON _____
 PRINTED NAME OF NOTARY _____

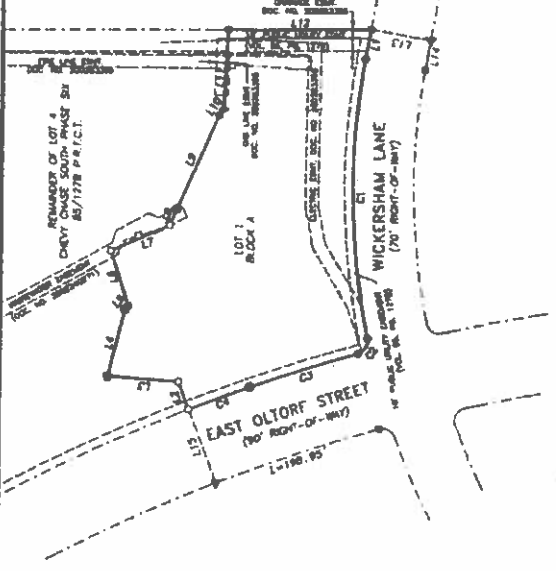
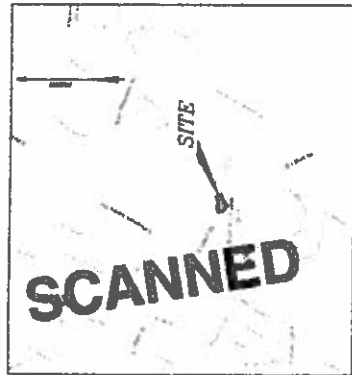
I, THOMAS R. WINKLEY, P.E., AM AUTHORIZED TO PRACTICE THE PROFESSION OF ENGINEERING IN THE STATE OF TEXAS. I HAVE REVIEWED THE PLAN SUBMITTED HEREIN THAT ALL INFORMATION SHOWN HEREON IS ACCURATE AND CORRECT TO THE BEST OF MY KNOWLEDGE AS RELATED TO THE ENGINEERING SERVICES HEREON.

AND THAT SAID PLAN COMPLETS WITH THE TITLE 30 OF THE AUSTIN TRAVIS COUNTY SUPERVISION REGULATIONS AS AMENDED, ALL OTHER APPLICABLE CODES AND ORDINANCES. THIS PROPERTY IS WITHIN ZONE X - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN ACCORDING TO MAP NO. 4843-30000-000 EFFECTIVE SEPTEMBER 28, 2008 ISSUED BY FIRM FOR TRAVIS COUNTY, TEXAS.

WITNESS MY HAND THIS _____ DAY OF _____, 20____.

THOMAS R. WARDLEY, P.E.
REGISTERED PROFESSIONAL ENGINEER NO. 53569
WARDLEY ENGINEERING, INC.
11001 CAPITAL OF TEXAS HIGHWAY
SUITE 1400
AUSTIN, TEXAS 78748

(512) 328-3242
TX FROM REG. NO. F-2785

[illegible]

LOCATION MAP
N.T.S.