

C15/1

SUBDIVISION REVIEW SHEET

CASE NO.: C8J-2010-0058.2X

ZAP DATE: August 20, 2013

SUBDIVISION NAME: Pearson Ranch Section Two Final Plat

AREA: 89.968

LOT(S): 1

OWNER/APPLICANT: Round Rock I.S.D

AGENT: (Cunningham, Coneway & Allen)

ADDRESS OF SUBDIVISION: Pearson Ranch Road and Neenah Avenue

GRIDS: MH40

COUNTY: Williamson

WATERSHED: South Brushy Creek, Lake Creek

JURISDICTION: 2-Mile ETJ

EXISTING ZONING: N/A

MUD: N/A

NEIGHBORHOOD PLAN: N/A

PROPOSED LAND USE: High School and ROW

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 Pearson Ranch Section Two Final Plat. The proposed plat is composed of 1 lot on 89.968 acres and will be utilized to construct a future Round Rock High School.

STAFF RECOMMENDATION: The staff recommends approval of the plat. This plat now meets all applicable State and City of Austin LDC requirements.

ZONING AND PLATTING COMMISSION ACTION:

CASE MANAGER: David Wahlgren
Email address: david.wahlgren@ci.austin.tx.us

PHONE: (512)974-6455

C15/2

Google

Address Pearson Ranch Rd
Austin, TX 78717





GRAPHIC SCALE

LAND-USE SUMMARY

USE	LOIS	MS LOUIS	40835
REWORK	LOTT & BLACK O		PA 572
REWORKING			5.664
TOTALS		1	99.989

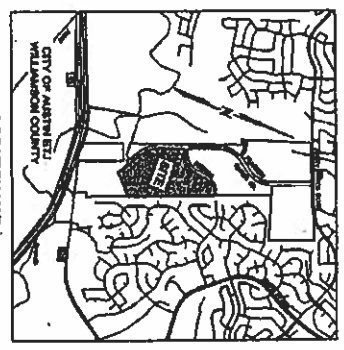
PUBLIC STREET SUMMARY

STUDENT NAME	CLASSROOM	DATE
MAKER-BRAND-ROOM	DATE PRESENTED	BY
TEACHER	POSITION	Y/N

LEGEND

- [illegible]

LOCATION MAP
NOT TO SCALE

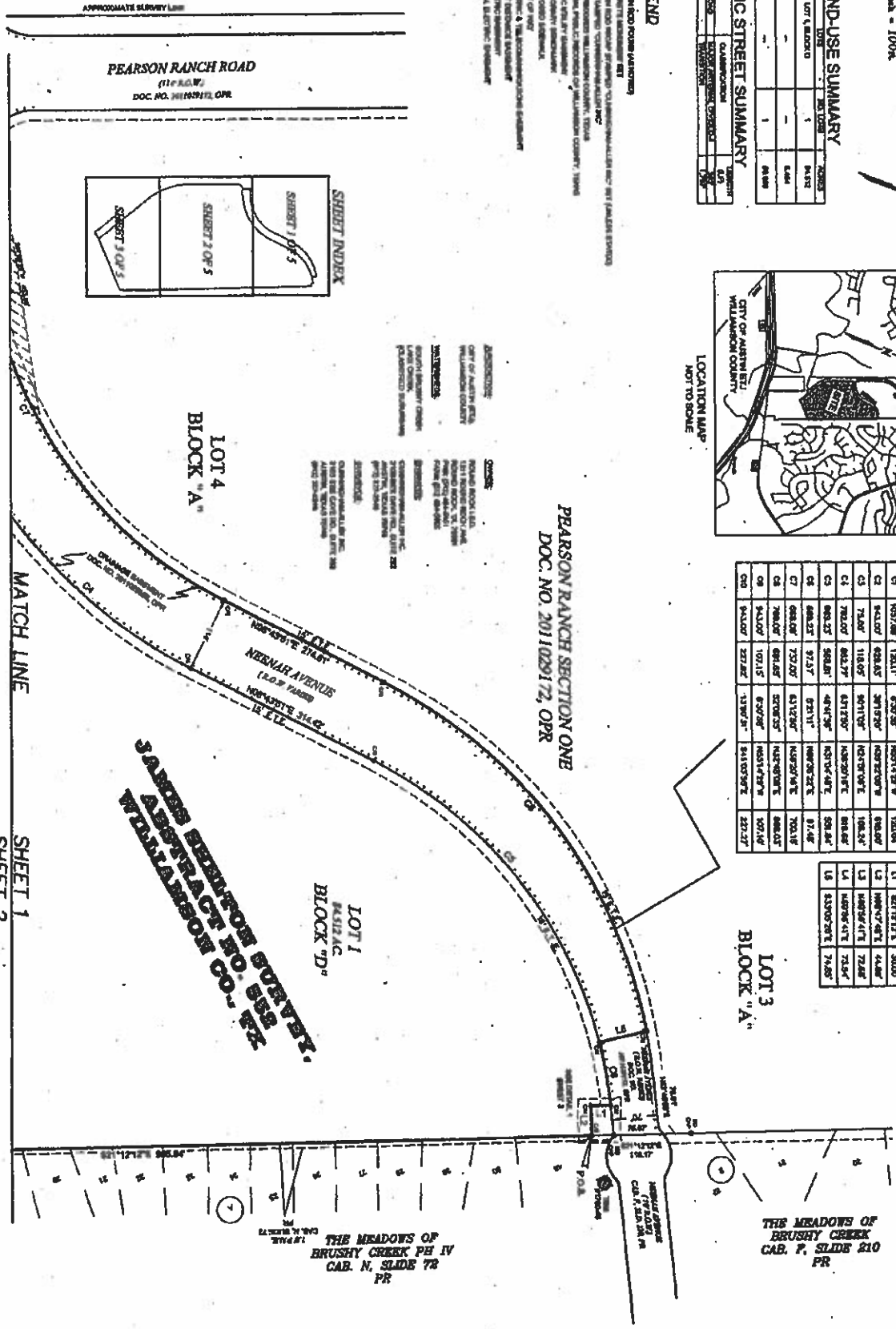


CLIMATE TABLE					
CLIMATE	NO. OF DAYS	LENGTH	DELTA	CLIMATE	CLIMATE
C1	1403.746	120.11	670.58	1403.746	120.04
C2	1412.07	428.85	371.5707	1437.2707	108.07
C3	786.07	118.05	501.1707	1437.2707	108.21
C4	786.07	861.77	417.7507	1437.2707	108.66
C5	663.25	568.87	494.7407	1437.2707	109.34
C6	663.25	91.57	572.17	1437.2707	117.46
C7	663.25	753.07	417.2507	1437.2707	120.18
C8	708.07	691.85	370.2507	1437.2707	108.65
C9	1412.07	101.15	670.58	1437.2707	107.16
C10	1412.07	277.87	1370.57	1412.07	277.27

LINE TABLE		
LINE	REASON	AMOUNT
11	RENTAL	30.00
12	RENTAL	44.00
13	RENTAL	72.00
14	RENTAL	73.50
15	RENTAL	74.00

PEARSON RANCH SECTION TWO

PEARSON RANCH SECTION ONE
DOC. NO. 2011029172, OPR



**RACHEL DAUL SURVEY.
ABSTRACT NO. 551**

SHEET INDEX



**LOT 4
BLOCK "A"**

LOT 1
MS12AC
BLACK "D"

**LOT 3
BLOCK "A"**

JAMES HEDGECOCK SURVEY
ALSTRA CT NO 552
WILLIAMSON CO. AR.

THE MEADOWS OF
BRUSHY CREEK
CAB. P. SLIDE 210
PR

SHEET 1
SHEET 2

CAJ-2010-0059-2AX
SUBMITAL DATE: 04/10/2015



CarriageHaven

Englewood, Minnesota

3183 Bee Cave Road, Suite 202 Tel.: (612) 527-2246

Arden, Texas 75749-6810 Fax: (612) 527-5713

www.carriagehaven.com

1295 20th, N.E. 54th

DATE: Jan 89

ORDERED BY: pm

PROJECT NO: 027 200

SHEET 1 OF 6

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C15/4



RACHEL SAUD SURVEY,
ABSTRACT NO. 881

APPROXIMATE SURVEY LINE

PEARSON RANCH ROAD
(16' R.O.W.)
DOC. NO. 2011029712, OWR

DRAINAGE EASEMENT
DOC. NO. 2011029848, OWR

LATERAL SUPPORT EASEMENT
0.2944 AC.
DOC. NO. 2011048445, OWR

ARLINGTON

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

114.00'

JAMES SHELTON SURVEY,
ABSTRACT NO. 882
WILLIAMSON CO., TX

LOT 1
4.512 AC.
BLOCK 7D

MATCH LINE

SHEET 2
SHEET 3

MATCH LINE

SHEET 1
SHEET 2

PEARSON RANCH SECTION TWO



THE WOODS OF
BRUSHY CREEK SEC. II PHASE IIIA
CAR. I, SLIDE 207
PR

THE WOODS OF
BRUSHY CREEK
SEC. II, PHASE II
CAR. F, SLIDE 367, PR

TOWARD
CAR. F, SLIDE 367, PR

621°12'12"E

621°12'12"E

621°12'12"E

621°12'12"E

621°12'12"E

621°12'12"E

621°12'12"E

CSL 2016-0088,24X
SUBMITTAL DATE: 04/10/2015

CA
Curry/Hamilton
Engineers - Surveyors

3100 Bee Cave Road, Suite 202 Tel.: (972) 327-0946
Austin, Texas 78746-4819 Fax: (972) 327-0973
www.curryhamilton.com
DATE: 04/10/2015 PROJECT NO.: 02/2015
DRAWN BY: JES REVISOR: JES
CHECKED BY: JES
SCALE: AS SHOWN

CB
5/5



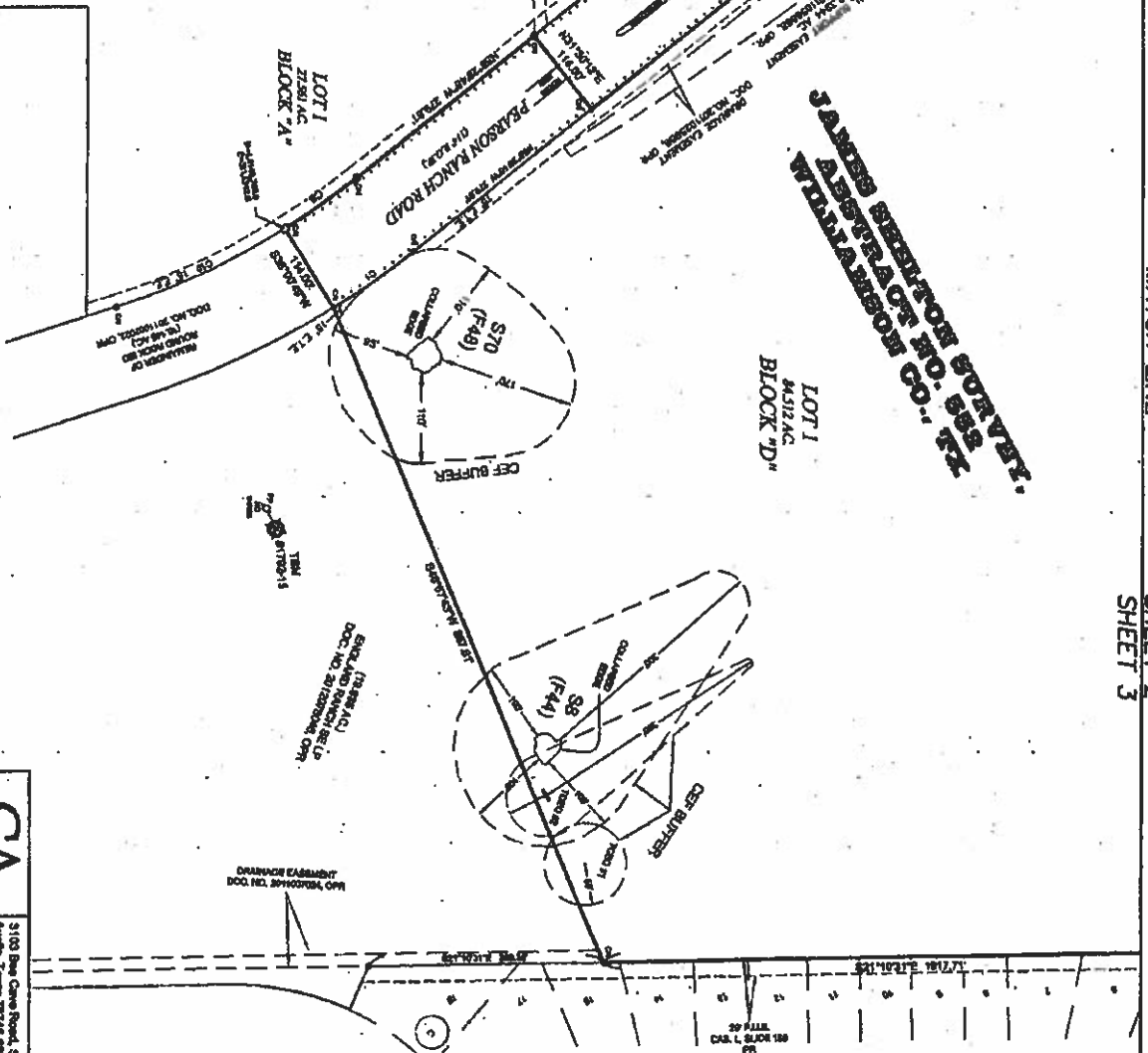
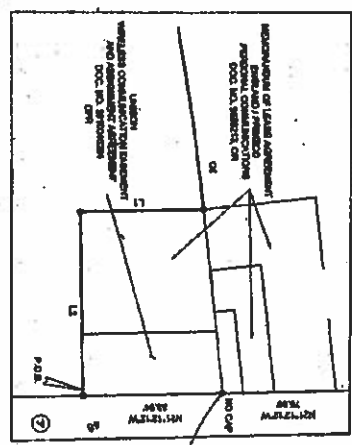
PEARSON RANCH SECTION TWO

SHEET 2
SHEET 3

PEARSON RANCH SECTION ONE
DOC. NO. 2011029172, OPR

JAMES HEDGECOCK SURVEY
ABSTRACT NO. 685
WILLIAMSON CO.

RISD WEST
TRANSPORTATION FACILITY
DOC. NO. 2011085804, OPR



THE WOODS OF
BRUSHY CREEK SEC. II PHASE IIIA
CAB. 1, SLIDE 207
PR

CA
Carter & Associates
Engineers - Surveyors

3100 Bayview Blvd., Suite 202, Tel. (912) 227-2246
Atlanta, Georgia 30329 Fax: (912) 227-2246
www.carterandassociates.com

DATE: 08/27/13
DRAWN BY: [signature]
PROJECT NO.: 1307-0001
SHEET: 2 OF 3

CSL-2010-00833X
SUBMITTAL DATE: 04/19/2013

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