

PLANNING COMMISSION

Regular Meeting--August 26, 1975

PRELIMINARY SUBDIVISIONS

C8-75-22 Oakside Valley
Walsh Tarlton Lane and Koel Drive

The staff reported that this preliminary plan consists of 64.3 acres with 192 lots, the average lot size being 80' x 120'.

The Plat Review Committee met on July 23, 1975 and recommended that the above preliminary plan be approved subject to the following conditions:

1. Fiscal arrangements for sidewalks required along with final plat for sidewalks along Walsh Tarlton Lane and along one side of Koel Drive. This note required on final plat.
2. Recommend that no curb cuts be permitted for driveways on Walsh Tarlton. (Need restriction on final plat.)
3. Show ownership of park or greenbelt for maintenance and taxation purposes.
4. Recommend that the total park site as indicated on earlier conceptual and preliminary plan be included in this subdivision.
5. A variance is required on the length of Blocks A, C and F. Recommend to grant because of topography and zoning on adjoining properties.
6. Drainage and utility easements as required.
7. Recommend that Lots 4 thru 7 and Lot 34, Block E be increased in size because of their steep slopes.
8. Waterway development permit required prior to final approval.
9. Show centerline curve data table on preliminary plan.
10. Show R.O.W. width on Walsh Tarlton Lane north of Stone Ridge Road, 80' required.

After further discussion, the Commission

VOTED: To POSTPONE the preliminary plan of OAKSIDE VALLEY for two (2) weeks, September 9, 1975, to the full Planning Commission.

AYE: Messrs. Bobbitt, Guerrero and Rindy. Mmes. Mather and Lewis-McGowan
ABSTAIN: Mr. Jagger
ABSENT: Messrs. Hetherly, Everett and Ramsey

PRELIMINARY/FINAL COMBINATION

C8-75-23 Austin Woods

Mesa Drive, Cima Serena Drive and Tallwood Drive

The staff reported that this preliminary plan consists of 18.927 acres with 80 lots, the average lot size being 70' x 115'.

The Plat Review Committee met on July 9, 1975 and recommended that the above preliminary plan be approved subject to the following conditions:

1. Fiscal arrangements required in connection with the final plat for sidewalks along Mesa Drive, Cima Serena and Tallwood Drive. (This note required on final plat.)
2. Recommend that no driveways be permitted onto Mesa Drive and onto Cima Serena for Lots 1-7, Block D.
3. Show building setback lines on all lots; 25' from front streets and 15' from side streets.
4. Identify lots intended for duplex use, and all such lots required to contain no less than 7000 square feet in area.
5. Drainage and utility easements as required.
6. Waterway development permit may be required.
7. Recommend all lots other than Lots 20-25, Block B; Lots 1 and 2, Block A and Lots 13-19, Block D be restricted to single-family use.

After further discussion, the Commission

VOTED: To APPROVE the preliminary plan of AUSTIN WOODS, subject to the above departmental requirements, DELETING that portion of Sally Lane between Amy Lane and Cima Serena, REQUIRING a 15' sidewalk easement with a 5' paved sidewalk within such easement in the middle of the deleted portion of Sally Lane, and DELETING the sidewalk requirement along Cima Serena from the above mentioned 15' sidewalk easement to Tallwood Drive, and GRANTING a variance on the 200' centerline radius at Sally Lane and Amy Lane; and

VOTED: To ACCEPT FOR FILING AND DISAPPROVE the final plat of AUSTIN WOODS, subject to compliance with departmental requirements and fiscal arrangements.

AYE: Messrs. Bobbitt, Guerrero, Jagger and Rindy
Mmes. Mather and Lewis-McGowan

ABSENT: Messrs. Hetherly, Everett and Ramsey

FINAL SUBDIVISIONS---FILED AND CONSIDERED

The staff reported that the following final subdivision has appeared before the Commission in the past and has met all departmental requirements. The staff recommends that it be approved. The Commission then

VOTED: To APPROVE the following subdivision:

C8-74-79 Western Oaks 1-A
One Oak Road & McCarty Lane

AYE: Messrs. Bobbitt and Jagger. Mmes. Mather and Lewis-McGowan
ABSTAIN: Messrs. Guerrero and Rindy
ABSENT: Messrs. Hetherly, Everett and Ramsey

The staff reported that the following two (2) final subdivisions are appearing before the Commission for the first time and are being recommended by the staff to be accepted for filing and disapproved pending fiscal arrangements and compliance with departmental requirements; also, a request for a variance from urban standards is being recommended to be postponed by the Planning Department since they are in no position to recommend this variance to the Commission at this time. The Commission then

VOTED: To ACCEPT FOR FILING & DISAPPROVE the following final subdivisions pending fiscal arrangements, compliance with departmental requirements and to POSTPONE the variance request from urban standards until the Planning Department has made a study on the possibilities.

C8-74-72 Lakeway Estates, Section One
Little Oaks Road and F.M. 620
C8-75-15 Mountain Top Acres
F.M. 620 and A.L. Stewart Road

AYE: Messrs. Bobbitt and Jagger. Mmes. Mather and Lewis-McGowan
ABSTAIN: Messrs. Guerrero and Rindy
ABSENT: Messrs. Hetherly, Everett and Ramsey

The Commission then

VOTED: To APPROVE the following planned unit development

C814-73-05 West Park Place
Pecos Street and Tarry Hollow

AYE: Messrs. Bobbitt and Jagger. Mmes. Mather and Lewis-McGowan
ABSTAIN: Messrs. Guerrero and Rindy
ABSENT: Messrs. Hetherly, Everett and Ramsey

SHORT FORM SUBDIVISIONS---FILED AND CONSIDERED

The staff reported that the following fifteen (15) short form subdivisions have complied with all departmental requirements and recommends that they be approved. The Commission then

VOTED: To APPROVE the following short form subdivisions:

- C8s-75-25 First Resub. Barton Market Square
Victory Drive
- C8s-75-62 West Sub-station
Winstead Lane
- C8s-75-70 Resub. Lots 11 & 12, Blk. R, Village II at Anderson Mill
Split Rail Cove
- C8s-75-92 Resub. Lots 1 & 2, Morrow Subdivision
U.S. 183 and Duval Road
- C8s-75-96 Resub. Lakeway, Section 22-B
Rolling Green Drive and Top of the Lake Drive
- C8s-75-100 Resub. Tract Two, Tanglewild Estates
Running Bird Lane and Cedar Bend Place
- C8s-75-102 Resub. Lots 3A & 4A, Westlake Highlands
Wild Basin South and Shadybrook Cove
- C8s-75-105 Resub. Lots 25-27, Block J, Village I at Anderson Mill
Broken Shoe Trail
- C8s-75-106 Resub. Lots 10-11, Block K, Village II at Anderson Mill
Whipple Tree Cove
- C8s-75-111 Resub. Lot 2, Block E, Delwood Terrace Commercial Area
Gaston Place Drive
- C8s-75-112 Resub. of Portion Lot 1, Block C, Cameron Park, Sec. One
Westheimer Drive
- C8s-75-114 Resub. Lot 1 & the S. 100' of Lot 2, Swanson's
Slaughter Lane /Ranchettes, Section Two
- C8s-75-120 Camelot West
Bedwyr Road and F.M. 2244
- C8s-75-121 Raymond Dearing Subdivision
Todd Lane
- C8s-75-134 L. Hill Subdivision
U.S. Highway 183

AYE: Messrs. Bobbitt and Jagger. Mmes. Mather and Lewis-McGowan
ABSTAIN: Messrs. Guerrero and Rindy
ABSENT: Messrs. Hetherly, Everett and Ramsey

SHORT FORM SUBDIVISIONS---FILED AND CONSIDERED

The Commission then

VOTED: To ACCEPT FOR FILING AND DISAPPROVE the following five (5) short form subdivisions pending compliance with departmental requirements as on file with the City of Austin Planning Department:

C8s-75-137 2nd Resub. Lot 2, Northgate Terrace, Section One
Northgate Blvd. and Colony Park Drive
C8s-75-138 Roy A. Farrer Subdivision
Highway 290 and Old Fredericksburg Road
C8s-75-141 Resub. Lot 14, Amended Old Town, Phase 2, Section One
Browning Drive and Ophelia Drive
C8s-75-142 Resub. Lots 2-4, Resub. Lots 1-2, Parker Heights,
E. Oltorf Street /Section 2A
C8s-75-143 The Woods of Anderson Mill
Woodland Village Drive and U.S. Highway 183

AYE: Messrs. Bobbitt and Jagger. Mmes. Mather and Lewis-McGowan
ABSTAIN: Messrs. Guerrero and Rindy
ABSENT: Messrs. Hetherly, Everett and Ramsey

The Commission then

VOTED: To ACCEPT FOR FILING AND DISAPPROVE the following short form pending compliance with departmental requirements as on file with the City of Austin Planning Department, REQUIRES VACATION of short form plats C8s-75-73 and C8s-75-98 and GRANTING the variance on the signature of the adjoining owner.

C8s-75-139 Howard's Nursery Addition
Shady Lane

AYE: Messrs. Bobbitt and Jagger. Mmes. Mather and Lewis-McGowan
ABSTAIN: Messrs. Guerrero and Rindy
ABSENT: Messrs. Hetherly, Everett and Ramsey

The Commission then

VOTED: To ACCEPT FOR FILING AND DISAPPROVE the following short form pending compliance with departmental requirements as on file with the City of Austin Planning Department, GRANTING the variances on the lot width and on the width of Bridle Path, also this plat is to be drawn 1" = 100'.

C8s-75-140 Resub. of a portion of Lot 14, Block 9, Westfield "A"
Bridle Path

AYE: Messrs. Bobbitt and Jagger. Mmes. Mather and Lewis-McGowan
ABSTAIN: Messrs. Guerrero and Rindy
ABSENT: Messrs. Hetherly, Everett and Ramsey

Ordinance

Mr. Lillie reported that reports and support material have not been completed for this amendment but should be ready within the week. This case will be placed on the September 9th Planning Commission to set a public hearing.

C10v-75-013 Vacate the Alley Between West Gibson Street and
James Street in the block between South Congress
and Eva Street. Amendment to previously approved
alley vacation.

MISSION ACTION:
Members reviewed the information presented and were in agreement with the staff's recommendation.

SSION VOTE:
To APPROVE the request of Southside Church of Christ, as amended, to vacate a portion of the second alley east of Newton Street from West Gibson Street in a northerly direction bounded by Lot 19 and a portion of Lot 18 and Lot 32, subject to retention of easements.

ABSENT: Messrs. Hetherly and Ramsey

The meeting of the Commission was called to order at 3:00 p.m. in the City Hall Annex, 3rd floor Conference Room.

PRESENT

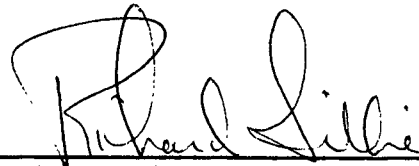
O. P. Bobbitt, Chairman
Sid Jagger
Miguel Guerrero
Dean Rindy
Linda Lewis-McGowan
Jean Mather

ABSENT

C. W. Hetherly
Rizer Everett
George Ramsey, III

ALSO PRESENT

Richard R. Lillie, Director of Planning
Tom Knickerbocker, Assistant Director of
Planning
Walter Foxworth, Subdivision Planner III
Pat Settle, Administrative Secretary
Lois Kluck, Clerk III

A handwritten signature in dark ink, appearing to read "Richard Lillie", written over a horizontal line.

Richard Lillie
Executive Secretary