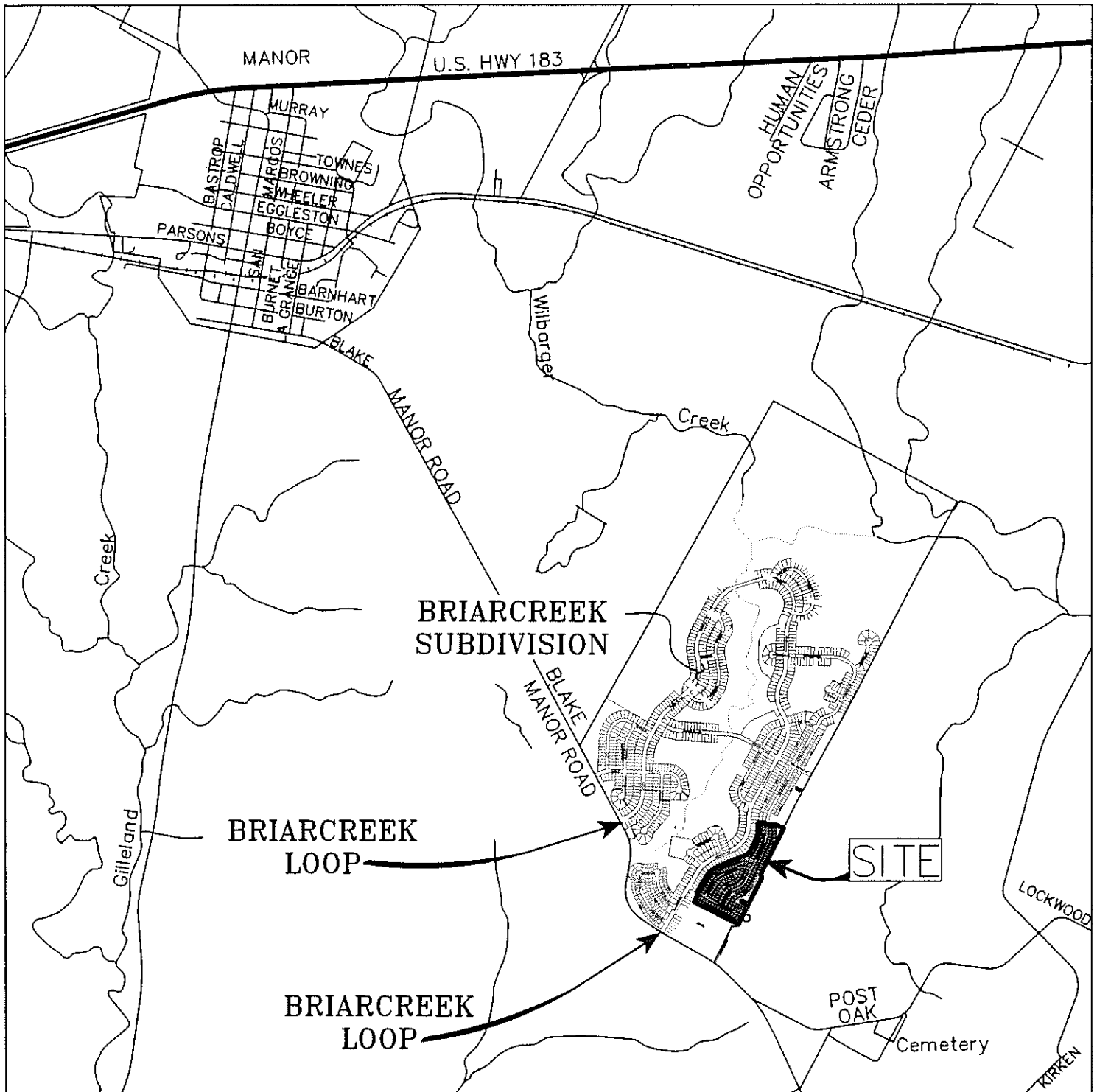


SUBDIVISION REVIEW SHEET**CASE NO.:** C8J-00-2074.01.10A**ZAP DATE:** December 15, 2015**SUBDIVISION NAME:** Briarcreek Subdivision Section 6C Final Plat**AREA:** 22.56 acres**LOT(S):** 104 total lots**OWNER/APPLICANT:** Continental Homes of Texas, L.P. (R. Maier)
Manor Independent School District (M. Thomas)**AGENT:** Hanrahan Pritchard Engineering, Inc. (Ron Pritchard)**ADDRESS OF SUBDIVISION:** Blake Manor Road**GRIDS:** U-25, U-26**COUNTY:** Travis**WATERSHED:** Wilbarger Creek**JURISDICTION:** 5-Mile ETJ**EXISTING ZONING:** County**MUD:** N/A**PROPOSED LAND USE:** Single Family Residential (103 lots), one common area/public utility/drainage easement lot, and public right of way of 3,311 feet.**VARIANCES:** None**SIDEWALKS:** Sidewalks will be provided on both sides of all internal streets and boundary streets of the subdivision.**DEPARTMENT COMMENTS:** The request is for approval of the Briarcreek Subdivision Section 6C Final Plat, which is composed of 104 lots on 22.56 acres. Water and wastewater will be provided by Aqua Texas, Inc. This is the last plat in the Briarcreek Preliminary Plan.**COUNTY COMMENTS:** This property is located in the 5-mile extra-territorial jurisdiction (ETJ) of the City of Austin. Section 212.003 of the Texas Local Government prohibits the City and the County from regulating land use, lot size, density, height and building coverage in the ETJ. There can be no land use controls/zoning laws can be imposed by the City or County. Parkland fees have been paid. The plat has been reviewed and approved by the Travis County Emergency Service District #12.**STAFF RECOMMENDATION:** Staff recommends approval of the final plat, which meets all applicable state, county, and City of Austin LDC requirements.**ZONING AND PLATTING COMMISSION ACTION:****CASE MANAGER:** Sue Welch
Email address: Sue.Welch@traviscountytx.gov**PHONE:** (512) 854-7637



LOCATION MAP

NOT TO SCALE

