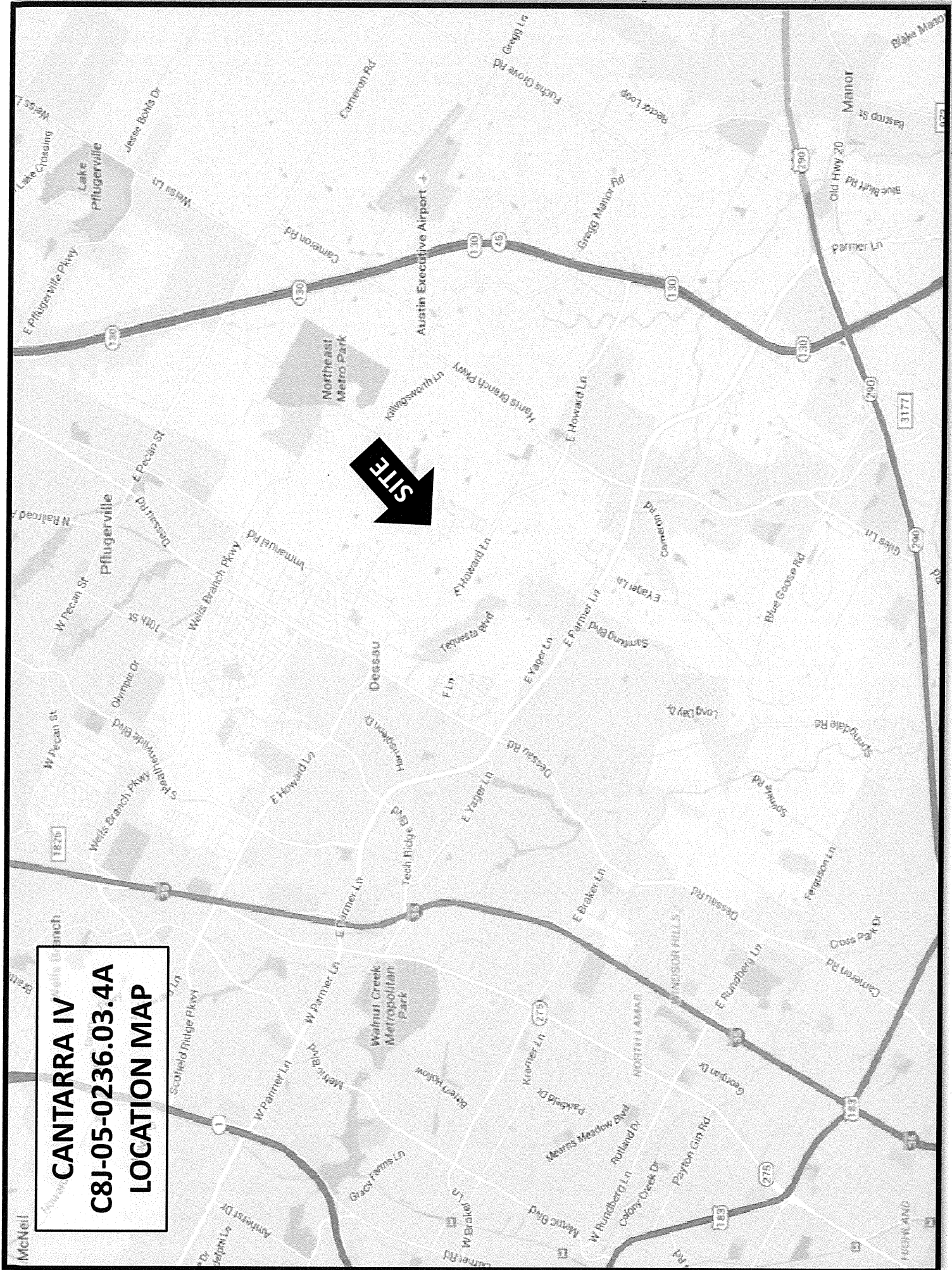


SUBDIVISION REVIEW SHEET**CASE NO.:** C8J-05-0236.03.4A**ZAP DATE:** May 3, 2016**SUBDIVISION NAME:** Cantarra Section IV**AREA:** 14.7 acres**LOTS:** 94**APPLICANT:** Continental Homes of Texas, LP., d.b.a. D.R. Horton (Richard Maier)**AGENT:** Carlson, Brigrance Doering, Inc. (Geoff Guerrero)**ADDRESS OF SUBDIVISION:** Cantarra Drive and E Howard Lane**GRIDS:** Q33**COUNTY:** Travis**WATERSHED:** Gilliland Creek**JURISDICTION:** Full Purpose**EXISTING ZONING:** SF-4A**DISTRICT:** 1**LAND USE:** Residential**NEIGHBORHOOD PLAN:** none**SIDEWALKS:** Sidewalks will be constructed along all internal streets and Cantarra Drive.

DEPARTMENT COMMENTS: The request is for the approval of Cantarra Section IV. The plat is comprised of 94 lots on 14.7 acres. The lots will be developed with residential uses, in conformance with the SF-4A zone. The proposed lots comply with the approved preliminary plan, and the zoning requirements for use, lot width and lot size.

STAFF RECOMMENDATION: The staff recommends approval of the plat. The subdivision meets all applicable State and City of Austin Land Development Code requirements.

ZONING AND PLATTING COMMISSION ACTION:**CASE MANAGER:** Steve Hopkins**PHONE:** 512-974-3175**E-mail:** steve.hopkins@austintexas.gov



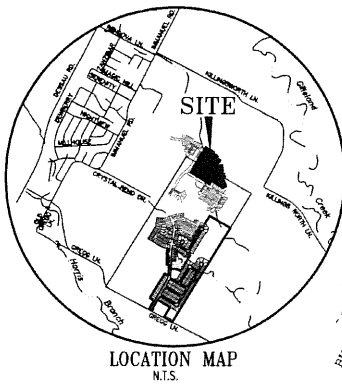
CANTARRA IV
C8J-05-0236.03.4A
LOCATION MAP

CANTARRA SECTION IV A SMALL LOT SUBDIVISION

LEGEND

- CONCRETE MONUMENT
- IRON ROD SET
- IRON ROD FOUND
- L.S.E.
- BUILDING SETBACK LINE
- 1 LOT NUMBER
- (A) BLOCK DESIGNATOR
- APPROX. SIDEWALK LOCATION
- P.O.B. POINT OF BEGINNING

SCALE: 1" = 100'



DATE: MARCH 07, 2016

OWNER:
RICHARD MAIER, VICE PRESIDENT
CONTINENTAL HOMES OF TEXAS, L.P.,
A TEXAS LIMITED PARTNERSHIP
DBA D.R. HORTON ~ AMERICA'S BUILDER
10700 PECAN PARK BOULEVARD, SUITE 400
AUSTIN, TEXAS 78750
PHONE: (512) 533-1468

ENGINEER AND SURVEYOR:
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE
AUSTIN, TEXAS 78749
PHONE: (512) 280-5160
FAX: (512) 280-5165

TOTAL ACREAGE: 14.724 ACRES
SURVEY: MARIGUITA CASTRO LEAGUE 50, ABSTRACT 160
F.E.M.A. MAP NO.: 48453C 0290 J
TRAVIS COUNTY, TEXAS
DATED: AUGUST 18, 2014

BENCHMARKS:
#1-"X" IN A SQUARE CUT ON TOP OF CURB,
OPPOSITE LOTS 13/14, BLK I, ALONG HANDSOME
DR.
ELEV=649.62'
#2-"X" IN A SQUARE CUT ON TOP OF CURB,
OPPOSITE LOT 1, BLK K, ALONG CANTARRA DR.
ELEV=635.32'

RIGHT-OF-WAY LINEAR FOOTAGE

BELZER DRIVE	50' ROW	435'
CRYSTAL BEND DRIVE	50' ROW	417'
HEYWOOD DRIVE	50' ROW	694'
HEYHORN DRIVE	50' ROW	653'
BRYWOOD DRIVE	50' ROW	693'
TEESDALE COVE	50' ROW	240'
TOTAL		3,132'

SINGLE FAMILY LOTS: 90
L.S.E. LOTS: 4
BLOCKS: 6

TOTAL LOTS: 94

SHEET NO. 1 OF 4 (JW)

Carlson, Brigance & Doering, Inc.
FIRM ID #F3791 ♦ REG. # 10024900
Civil Engineering ♦ Surveying
5501 West William Cannon ♦ Austin, Texas 78749
Phone No. (512) 280-5160 ♦ Fax No. (512) 280-5165

C8J-05-0236.03.4A

PATH-J: \4786\SURVEY\PLAT CANTARRA IV.DWG


CANTARRA SECTION IV A SMALL LOT SUBDIVISION

Line Table		
Line #	Length	Direction
L1	50.25	N22°00'14"E
L2	27.18	N17°22'29"E
L3	20.82	N41°55'36"E
L4	50.00	N27°53'25"E
L5	11.18	N01°19'31"E
L6	24.30	S27°53'25"W
L7	17.71	S27°53'25"W
L8	37.09	N49°26'51"E
L9	47.57	N59°43'39"E
L10	37.23	N74°34'30"E
L11	41.85	N88°15'58"E
L12	83.36	S62°06'35"E
L13	50.00	S27°53'25"W
L14	60.00	S62°06'35"E
L15	29.98	S61°16'27"E
L16	50.00	N62°41'19"W
L17	15.00	N62°06'35"W
L18	31.99	S27°53'25"W

Curve Table						
Curve #	Length	Radius	Chord Direction	Chord Length	Tangent	DELTA
C1	36.27	275.00	S31°40'06"W	36.24	18.16	7°33'22"
C2	108.16	50.00	S16°39'28"W	88.27	93.92	123°56'33"
C3	84.37	50.00	S31°09'59"E	74.71	56.20	96°41'05"
C4	31.42	20.00	N72°53'25"E	28.28	20.00	90°00'00"
C5	31.42	20.00	N17°06'35"W	28.28	20.00	90°00'00"
C6	31.42	20.00	N72°53'25"E	28.28	20.00	90°00'00"
C7	31.42	20.00	S17°06'35"E	28.28	20.00	90°00'00"
C8	31.42	20.00	N72°53'25"E	28.28	20.00	90°00'00"
C9	42.96	325.00	S31°40'38"W	42.93	21.51	7°34'26"
C10	31.42	20.00	S17°06'35"E	28.28	20.00	90°00'00"
C11	31.42	20.00	N72°53'25"E	28.28	20.00	90°00'00"
C12	218.63	50.00	N26°50'43"W	81.65	70.71	250°31'44"
C13	30.77	25.00	S63°09'17"W	28.87	17.68	70°31'44"
C14	31.42	20.00	S17°06'35"E	28.28	20.00	90°00'00"
C15	30.77	25.00	N82°37'33"E	28.87	17.68	70°31'44"
C16	218.63	50.00	N07°22'27"W	81.65	70.71	250°31'44"
C17	31.42	20.00	S72°53'25"W	28.28	20.00	90°00'00"
C18	31.42	20.00	N17°06'35"W	28.28	20.00	90°00'00"

Curve Table						
Curve #	Length	Radius	Chord Direction	Chord Length	Tangent	DELTA
C19	31.42	20.00	S17°06'35"E	28.28	20.00	90°00'00"
C20	31.42	20.00	S72°53'25"W	28.28	20.00	90°00'00"
C21	31.42	20.00	N17°06'35"W	28.28	20.00	90°00'00"
C22	31.42	20.00	N72°53'25"E	28.28	20.00	90°00'00"
C23	20.94	20.00	N67°53'25"E	20.00	11.55	60°00'00"
C24	10.47	20.00	N42°53'25"E	10.35	5.36	30°00'00"
C25	3.01	325.00	S28°09'21"W	3.01	1.51	0°31'51"
C26	39.95	325.00	S31°56'34"W	39.93	20.00	7°02'35"
C27	11.50	50.00	S34°28'43"W	11.47	5.77	1°31'03"
C28	35.33	50.00	S61°18'42"W	34.60	18.44	40°29'22"
C29	46.36	50.00	N71°52'43"W	44.72	25.00	53°07'48"
C30	17.27	50.00	N88°31'27"E	17.18	8.72	19°47'25"
C31	46.36	50.00	S73°55'30"W	44.72	25.00	53°07'47"
C32	33.63	50.00	N38°26'42"E	33.00	17.48	38°32'15"
C33	33.56	50.00	N74°57'21"E	32.96	17.45	38°29'05"
C34	20.68	50.00	S73°57'20"E	20.53	10.49	23°41'31"
C35	26.36	20.00	N09°52'15"W	24.49	15.49	75°31'21"
C36	5.05	20.00	N54°52'15"W	5.04	2.54	14°28'39"

SHEET NO. 2 OF 4



Carlson, Brigrance & Doering, Inc.

FIRM ID #F3791 REG. # 10024960

Civil Engineering Surveying

5501 West William Cannon Austin, Texas 78749

Phone No. (512) 290-5160 Fax No. (512) 280-5165

C8J-05-0236.03.4A

PATH-J: \4786\SURVEY\PLAT CANTARRA IV.DWG

CANTARRA SECTION IV A SMALL LOT SUBDIVISION

STATE OF TEXAS:
COUNTY OF TRAVIS:

KNOW ALL MEN BY THESE PRESENTS: THAT CONTINENTAL HOMES OF TEXAS, LP, A TEXAS LIMITED PARTNERSHIP DOING BUSINESS AS D.R. HORTON ~ AMERICA'S BUILDER, AND BEING OWNERS OF THAT CERTAIN 119.389 ACRE TRACT OF LAND OUT OF THE MARIGUITA CASTRO LEAGUE 50, ABSTRACT NO. 160, SITUATED IN TRAVIS COUNTY, TEXAS, AS CONVEYED BY DEED AS RECORDED IN DOCUMENT NO. 2015028058 OF THE OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, DOES HEREBY SUBDIVIDE 14.724 ACRES OF LAND IN ACCORDANCE WITH SECTION 212 OF THE LOCAL GOVERNMENT CODE AND WITH THE ATTACHED MAP OR PLAT, TO BE KNOWN AS

"CANTARRA SECTION IV A SMALL LOT SUBDIVISION"

AND DOES HEREBY DEDICATE TO THE PUBLIC, THE USE OF THE STREETS AND EASEMENTS SHOWN HEREON, SUBJECT TO ANY EASEMENTS AND/OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND, THIS THE _____, DAY OF _____, 20____, A.D.

RICHARD MAIER, VICE PRESIDENT
CONTINENTAL HOMES OF TEXAS, L.P., A TEXAS LIMITED PARTNERSHIP
DBA D.R. HORTON ~ AMERICA'S BUILDER
BY: CHTEX OF TEXAS, INC., A DELAWARE CORPORATION ~ ITS GENERAL PARTNER
10700 PECAN PARK BOULEVARD, SUITE 400
AUSTIN, TEXAS 78750

STATE OF TEXAS:
COUNTY OF WILLIAMSON:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED RICHARD MAIER, VICE PRESIDENT, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT OF WRITING, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

WITNESS MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 20____, A.D.

NOTARY PUBLIC IN AND FOR WILLIAMSON COUNTY, TEXAS

ACCEPTED AND AUTHORIZED FOR RECORD BY THE ZONING AND PLATTING COMMISSION OF THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, THIS THE _____ DAY OF _____, 20____, A.D.

CHAIRPERSON, GABRIEL ROJAS

SECRETARY, JOLENE KIOLBASSA

THIS PROJECT IS LOCATED IN THE HARRIS BRANCH AND GILLELAND WATERSHEDS, CLASSIFIED AS SUBURBAN.

THIS SUBDIVISION PLAT IS LOCATED WITHIN THE FULL PURPOSE CITY LIMITS OF THE CITY OF AUSTIN ON THIS THE _____ DAY OF _____, 20____.

APPROVED FOR ACCEPTANCE:

ACCEPTED AND AUTHORIZED FOR RECORD BY THE DIRECTOR, DEVELOPMENT SERVICES DEPARTMENT, CITY OF AUSTIN, COUNTY OF TRAVIS,
THIS THE _____ DAY OF _____, 20____, AD.

RODNEY GONZALES, INTERIM DIRECTOR
DEVELOPMENT SERVICES DEPARTMENT

STATE OF TEXAS:
COUNTY OF TRAVIS:


I, DANA DEBEAUVOR, CLERK OF TRAVIS COUNTY DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE _____ DAY OF _____, 20____, A.D., AT _____ O'CLOCK ____M., AND DULY RECORDED ON THE _____ DAY OF _____, 20____, A.D., AT _____ O'CLOCK ____M., IN THE OFFICIAL PUBLIC RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER _____.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS THE _____ DAY OF _____, 20____, A.D.

DANA DEBEAUVOR, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY: DEPUTY

SHEET NO. 3 OF 4

	Carlson, Brigrance & Doering, Inc.	
	FIRM ID #F3791	REG. # 10024900
	Civil Engineering	Surveying
	5501 West William Carlson Phone No. (512) 280-5160	Austin, Texas 78749 Fax No. (512) 280-5165

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PATH-J: \4786\SURVEY\PLAT CANTARRA IV.DWG

CANTARRA SECTION IV A SMALL LOT SUBDIVISION

GENERAL NOTES:

- PUBLIC SIDEWALKS, BUILT TO CITY OF AUSTIN STANDARDS, ARE REQUIRED ALONG BOTH SIDES OF HEYWOOD DRIVE, CRYSTAL BEND DRIVE, HEIDHORN DRIVE, BELZER DRIVE, TEESDALE COVE, AND BRYWOOD DRIVE. AS SHOWN BY A DOTTED LINE ON THE FACE OF THE PLAT. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
- EROSION/SEDIMENTATION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON EACH LOT, INCLUDING SINGLE FAMILY AND DUPLEX CONSTRUCTION, PURSUANT TO LAND DEVELOPMENT CODE.
- NO LOT WILL BE OCCUPIED UNTIL THE STRUCTURE IS CONNECTED TO THE CITY OF AUSTIN WATER AND WASTEWATER COLLECTION SYSTEM.
- THE WATER AND WASTEWATER UTILITY SYSTEM SERVING THIS SUBDIVISION MUST BE IN ACCORDANCE WITH THE CITY OF AUSTIN UTILITY DESIGN CRITERIA. THE WATER AND WASTEWATER UTILITY PLAN MUST BE REVIEWED AND APPROVED BY THE AUSTIN WATER UTILITY. ALL WATER AND WASTEWATER CONSTRUCTION MUST BE INSPECTED BY THE CITY OF AUSTIN. THE LANDOWNER MUST PAY THE CITY INSPECTION FEE WITH THE UTILITY CONSTRUCTION.
- THE OWNER OF THIS SUBDIVISION AND HIS OR HER SUCCESSORS AND ASSIGNS, ASSUMES RESPONSIBILITIES FOR PLANS FOR CONSTRUCTION OF SUBDIVISION IMPROVEMENTS WHICH COMPLY WITH APPLICABLE CODES AND REQUIREMENTS OF THE CITY OF AUSTIN. THE OWNER UNDERSTANDS AND ACKNOWLEDGES THAT PLAT VACATION OR REPLATING MAY BE REQUIRED, AT THE OWNER'S SOLE EXPENSE, IF PLANS TO CONSTRUCT THIS SUBDIVISION DO NOT COMPLY WITH SUCH CODES AND REQUIREMENTS.
- THIS SUBDIVISION WAS APPROVED AND RECORDED PRIOR TO THE CONSTRUCTION AND ACCEPTANCE OF ALL STREETS AND OTHER SUBDIVISION IMPROVEMENTS. PURSUANT TO THE TERMS OF A SUBDIVISION CONSTRUCTION AGREEMENT BETWEEN THE SUBDIVIDER AND THE CITY OF AUSTIN, DATED 20____, THE SUBDIVIDER IS RESPONSIBLE FOR THE CONSTRUCTION OF ALL STREETS AND FACILITIES NEEDED TO SERVE THE LOTS WITHIN THE SUBDIVISION. THIS RESPONSIBILITY MAY BE ASSIGNED IN ACCORDANCE WITH THE TERMS OF THAT AGREEMENT. FOR THE CONSTRUCTION AGREEMENT PERTAINING TO THIS SUBDIVISION, SEE SEPARATE INSTRUMENT RECORDED IN DOCUMENT NUMBER _____, IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.
- FOR A MINIMUM TRAVEL DISTANCE OF 25 FEET FROM THE ROADWAY EDGE, DRIVEWAY GRADES MAY EXCEED 14% ONLY WITH SPECIFIC APPROVAL OF A SURFACE AND GEOMETRIC DESIGN PROPOSAL BY THE CITY OF AUSTIN.
- ALL STREETS, DRAINAGE, SIDEWALKS, WATER AND WASTEWATER LINES ARE TO BE CONSTRUCTED AND INSTALLED TO CITY OF AUSTIN URBAN STANDARDS.
- IN ADDITION TO THE EASEMENTS SHOWN HEREON, THE FOLLOWING PUBLIC UTILITY EASEMENTS ARE HEREBY DEDICATED: TEN FOOT (10') ALONG AND ADJACENT TO ALL STREET RIGHT-OF-WAYS.
- AUSTIN ENERGY HAS THE RIGHT TO PRUNE AND/OR REMOVE TREES, SHRUBBERY AND OTHER OBSTRUCTIONS TO THE EXTENT NECESSARY TO KEEP THE EASEMENTS CLEAR. AUSTIN ENERGY WILL PERFORM ALL TREE WORK IN COMPLIANCE WITH CHAPTER 30-5, SUBCHAPTER B OF THE CITY OF AUSTIN LAND DEVELOPMENT CODE.
- THE OWNER/DEVELOPER OF THIS SUBDIVISION/LOT SHALL PROVIDE THE AUSTIN ENERGY DEPARTMENT WITH ANY EASEMENT AND/OR ACCESS REQUIRED, IN ADDITION TO THOSE INDICATED, FOR THE INSTALLATION AND ONGOING MAINTENANCE OF OVERHEAD AND UNDERGROUND ELECTRIC FACILITIES. THESE EASEMENTS AND/OR ACCESS ARE REQUIRED TO PROVIDE ELECTRIC SERVICE TO THE BUILDING AND WILL NOT BE LOCATED SO AS TO CAUSE THE SITE TO BE OUT OF COMPLIANCE WITH TITLE 30-5 OF THE CITY OF AUSTIN LAND DEVELOPMENT CODE.
- THE OWNER SHALL BE RESPONSIBLE FOR INSTALLATION OF TEMPORARY EROSION CONTROL, REVEGETATION AND TREE PROTECTION. IN ADDITION, THE OWNER SHALL BE RESPONSIBLE FOR ANY INITIAL TREE PRUNING AND TREE REMOVAL THAT IS WITHIN TEN FEET OF THE CENTER LINE OF THE PROPOSED OVERHEAD ELECTRICAL FACILITIES DESIGNED TO PROVIDE ELECTRIC SERVICE TO THIS PROJECT. THE DEVELOPER SHALL INCLUDE ALL AUSTIN ENERGY WORK WITHIN THE LIMITS OF CONSTRUCTION FOR THIS PROJECT.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF AUSTIN.
- IN ACCORDANCE WITH THE PRELIMINARY PLAN, THIS SUBDIVISION IS LOCATED ON PROPERTY THAT HAS BEEN ANNEXED INTO THE HOA IN DOCUMENT NO. 2013183965, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, IS SUBJECT TO A DECLARATION OF COVENANTS, EASEMENTS AND RESTRICTIONS, IN COMPLIANCE WITH CHAPTER 30-5 AS RECORDED IN DOCUMENT NO. 2007227827, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS.
- DRIVEWAY LOCATIONS SHALL CONFORM TO CITY OF AUSTIN TRANSPORTATION CRITERIA MANUAL SECTION 5.3.1 (j)
- PRIOR TO CONSTRUCTION ON ANY LOT IN THIS SUBDIVISION, DRAINAGE PLANS WILL BE SUBMITTED TO THE CITY OF AUSTIN FOR REVIEW. RAINFALL RUN-OFF SHALL BE HELD TO THE AMOUNT EXISTING CONDITIONS.
- NO OBJECTS NOT LIMITED TO BUILDINGS, FENCES OR LANDSCAPING SHALL BE ALLOWED IN A DRAINAGE EASEMENT OR WATER QUALITY EASEMENTS EXCEPT AS APPROVED BY THE CITY OF AUSTIN.
- OWNER/DEVELOPER IS ADVISED TO OBTAIN APPROVAL FOR ANY NEEDED LICENSE AGREEMENTS PRIOR TO APPROVAL OF THE CONSTRUCTION PLANS. OTHER SPECIAL OR NON-STANDARD TREATMENTS OF THE ROW MAY ALSO REQUIRE A LICENSE AGREEMENT.
- NO DRIVEWAYS SHALL BE CONSTRUCTED ON SLOPES GREATER THAN 15% UNLESS AN ENVIRONMENTAL VARIANCE IS GRANTED.
- THIS SUBDIVISION SHALL BE DEVELOPED AND CONSTRUCTED AS A SMALL LOT SUBDIVISION IN COMPLIANCE WITH TITLE 30-2-232.
- A MINIMUM OF THREE (3) OFF-STREET PARKING SPOTS IS REQUIRED FOR EACH SINGLE FAMILY RESIDENTIAL LOT IN THIS SUBDIVISION.
- THE OWNER SHALL BE RESPONSIBLE FOR PROVIDING THE SUBDIVISION INFRASTRUCTURE, INCLUDING THE WATER AND WASTEWATER UTILITY IMPROVEMENTS, OFFSITE MAIN EXTENSION, AND SYSTEM UPGRADES TO SERVE EACH LOT.
- LANDSCAPE, MAINTENANCE, GREENBELT, DRAINAGE EASEMENTS AND PRIVATE DRAINAGE EASEMENTS SHALL BE OWNED AND MAINTAINED BY THE CANTARRA MEADOW RESIDENTIAL COMMUNITY INC.
- FLOOD PLAIN NOTE: NO PORTION OF THIS TRACT IS WITHIN THE DESIGNATED FLOOD HAZARD AREA AS SHOWN ON THE FEDERAL FLOOD INSURANCE ADMINISTRATION RATE MAP NO. 48453C-0290J, FOR TRAVIS COUNTY, TEXAS. DATED AUGUST 18, 2014.
- ALL STREETS WITHIN THIS SUBDIVISION WILL BE PUBLIC ROADWAYS.
- WATER AND WASTEWATER WILL BE PROVIDED BY THE CITY OF AUSTIN.
- ALL DRAINAGE EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE OWNER AND/OR HIS/HER ASSIGNS.
- THE OWNER OF THE PROPERTY IS RESPONSIBLE FOR MAINTAINING CLEARANCES REQUIRED BY THE NATIONAL ELECTRIC SAFETY CODE, OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) REGULATIONS, CITY OF AUSTIN RULES AND REGULATIONS AND TEXAS STATE LAWS PERTAINING TO CLEARANCES WHEN WORKING IN CLOSE PROXIMITY TO OVERHEAD POWER LINES AND EQUIPMENT. AUSTIN ENERGY WILL NOT RENDER ELECTRIC SERVICE UNLESS REQUIRED CLEARANCES ARE MAINTAINED. ALL COSTS INCURRED BECAUSE OF FAILURE TO COMPLY WITH THE REQUIRED CLEARANCES WILL BE CHARGED TO THE OWNER.

STATE OF TEXAS:
COUNTY OF TRAVIS:

I, LEE A. WHITED, P.E., AM AUTHORIZED TO PRACTICE THE PROFESSION OF CIVIL ENGINEERING IN THE STATE OF TEXAS, AND HEREBY CERTIFY THAT THE ENGINEERING PORTIONS OF THIS PLAT COMPLY WITH TITLE 30 OF THE AUSTIN CITY CODE, OF 2002, AS AMENDED.

ENGINEERING BY:

LEE A. WHITED, P.E. NO. 102471 DATE _____
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE
AUSTIN, TEXAS 78749



STATE OF TEXAS:
COUNTY OF TRAVIS:


I, AARON V. THOMASON, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS, TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH TITLE 30 OF THE AUSTIN CITY CODE, OF 2002 AS AMENDED, AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

SURVEYED BY:

AARON V. THOMASON, RPLS # 6214 DATE _____
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE
AUSTIN, TEXAS 78749
aaron@cbrdeng.com



SHEET NO. 4 OF 4

 Carlson, Brigrance & Doering, Inc.	
FIRM ID #13791 REG. # 10024900	
Civil Engineering 5501 West William Cannon Phone No. (512) 290-5160	Surveying Austin, Texas 78749 Fax No. (512) 290-5165

C8J-05-0236.03.4A

PATH-J: \4786\SURVEY\PLAT CANTARRA IV.DWG