



**AUSTIN WATER**  
**Utility Development Services Division**  
**625 East 10<sup>th</sup> Street, Suite 715**  
**Austin, Texas 78701**



**2C**

Ousmane Traore, P.E.  
Peloton Land Solutions  
7004 Bee Cave Rd, Building 2, Suite 100  
Austin, Texas 78746

Re: **Letter of Wastewater Service Approval**  
Pilot Knob MUD No. 2 & 3: Easton Park Section 2C  
Utility Infrastructure Review for Wastewater (UIR-PK3-013)

Dear Mr. Traore:

Austin Water (AW) has reviewed your submittal for the above referenced Utility Infrastructure Review (UIR) project and is issuing this letter in accordance with Section 6.04 of the Consent Agreements for the Pilot Knob Municipal Utility District No. 2 and 3 (the "Agreement") and in keeping with all current rules and regulations. In accordance with Section 5.04 of the Agreement, all development, construction, and infrastructure shall comply with City design standards, specifications, and requirements.

**Based on the following submitted project specifications:**

267 Single-Family Homes; 309 Multi-Family Units  
Subject Tract Area: 119 Acres  
Wastewater Drainage Basin: Cottonmouth  
Flow (estimated peak wet weather flow, gallons per minute): 391 GPM

Based on the aforementioned project specifications and the results of the UIR, AW has confirmed the level of service and the appropriateness of the type sizing, and alignment of the proposed wastewater infrastructure. The proposed wastewater service plan is conceptually depicted on the UIR – Wastewater Exhibit, dated 07/12/2016 and attached to this letter. Minimally, the proposed wastewater infrastructure includes, but is not limited to:

Phase I Improvements

1. Phase I improvements shall provide service up to 130 gpm Average Daily Flow (ADF) combined discharge to the Pilot Knob Pumpover Lift Station (PKPLS) from all development within the MUD. This is equivalent to approximately 764 LUEs.
2. Construction of approximately 1,600 feet of 24-inch (minimum) gravity wastewater interceptor along Cottonmouth Creek between PKPLS and Colton Bluff Springs Rd (through Section 2A). **These wastewater improvements are also proposed by Easton Park Sections 2A and 2B.**
3. Construction of approximately 3,600 feet of 24-inch (minimum) gravity wastewater interceptor from the proposed 24-inch gravity wastewater interceptor in Colton Bluff Springs Rd (item 2) and extending south along the main branch of Cottonmouth Creek (through Section 2B). **These wastewater improvements are also proposed by Easton Park Section 2B.**
4. Construction of approximately 1,200 feet of 24-inch (minimum) gravity wastewater interceptor from the proposed 24-inch gravity wastewater main at the southern boundary of Section 2B (item 3) and extending south along the main branch of Cottonmouth Creek to future Slaughter Ln.
5. The proposed 24-inch gravity wastewater interceptor (items 2-4) shall be designed at a depth that will allow future gravity wastewater service for the wastewater drainage basin on both sides of Cottonmouth Creek.

6. Dedication of appropriately sized wastewater easement(s) from the proposed 24-inch gravity wastewater main within Section 2B (item 3) and extending west and south to the MUD boundary, as approximately shown on Exhibit M-4 of the Agreement. These wastewater easement(s) are also proposed by Easton Park Section 2B.
7. Construction of approximately 2,300 feet of appropriately sized gravity wastewater main (minimum 12-inch) from the proposed 24-inch gravity wastewater interceptor within Section 2B (item 3) and extending southeast along the tributary to Cottonmouth Creek to future Slaughter Ln.
8. Construction of an appropriately sized (minimum 8-inch) gravity wastewater collection system within the subject tract.

Phase II Improvements

1. Phase II improvements will be triggered when the combined discharge to PKPLS from all development within the MUD exceeds 130 gpm ADF.
2. Construction of approximately 11,000 feet of 30-inch gravity wastewater interceptor along Cottonmouth Creek from the existing 30-inch gravity wastewater interceptor located north of the subject tract and Dee Gabriel Collins Rd at Cottonmouth Creek (Project 2014-0616) and extending south to the downstream end of the proposed 24-inch gravity wastewater interceptor constructed under Phase I. **These wastewater improvements are also proposed by Easton Park Sections 1B, 2A and 2B.**
3. Abandonment of PKPLS and force main and diversion of the wastewater flows from PKPLS to the proposed 30-inch gravity wastewater interceptor. These wastewater improvements are also proposed by Easton Park Sections 1B, 2A and 2B.

Per the Agreement, upon the date that the District exceeds its capacity of 130 gpm ADF for PKPLS for three consecutive 30-day periods, the Developer shall have 180 days to divert wastewater flows going to PKPLS to the City's 84-inch wastewater interceptor via the proposed 30-inch wastewater interceptor to be constructed under Phase II of this UIR. If the flows have not been diverted within 180 days, the City, at its discretion, will not approve any further preliminary plans, construction plans, and final plats until PKPLS is decommissioned and those wastewater flows are permanently transported to the City's 84-inch wastewater interceptor.


Some of the proposed wastewater improvements described above are also proposed to be constructed by other development sections. If the Applicant's project timeline needs these improvements prior to construction of these improvements by others, then the design and construction of the improvements is the full responsibility of the Applicant. Wastewater service for this project can be provided based upon the above minimum wastewater improvements and plan approval within the Pipeline Engineering utility plan review process. This letter must be submitted with your site development plans.

Approved by:

  
Colleen Kirk, P.E.  
Utility Development Services Division  
Austin Water

7/15/16  
Date

Agreed to by:

  
Ousmane Traore, P.E.  
Peloton Land Solutions

07-15-2016  
Date

Attachments:

1. Wastewater UIR Map
2. Easton Park Section 2C, Preliminary Plan Overall Exhibit







**AUSTIN WATER**  
**Utility Development Services Division**  
**625 East 10<sup>th</sup> Street, Suite 715**  
**Austin, Texas 78701**



**2A**

Jonathan Fleming, P.E.  
Peloton Land Solutions  
7004 Bee Cave Rd, Building 2, Suite 100  
Austin, Texas 78746

Re: **Letter of Wastewater Service Approval**  
Pilot Knob MUD No. 3: Easton Park Section 2A  
Utility Infrastructure Review for Wastewater (UIR-PK3-007)

Dear Mr. Fleming:

Austin Water (AW) has reviewed your submittal for the above referenced Utility Infrastructure Review (UIR) project and is issuing this letter in accordance with Section 6.04 of the Consent Agreement for the Pilot Knob Municipal Utility District No. 3 (the "Agreement") and in keeping with all current rules and regulations. In accordance with Section 5.04 of the Agreement, all development, construction, and infrastructure shall comply with City design standards, specifications, and requirements.

**Based on the following submitted project specifications:**

14 Single-Family Homes; 250 Multi-Family Units; 975 Student Elementary School; and  
19,000 sq ft Amenity Center  
Subject Tract Area: 86 Acres  
Wastewater Drainage Basin: Cottonmouth  
Flow (estimated peak wet weather flow, gallons per minute): 226 GPM

Based on the aforementioned project specifications and the results of the UIR, AW has confirmed the level of service and the appropriateness of the type sizing, and alignment of the proposed wastewater infrastructure. The proposed wastewater service plan is conceptually depicted on the Proposed Wastewater Layout, dated 02/26/2016 and attached to this letter. Minimally, the proposed wastewater infrastructure includes, but is not limited to:

Phase I Improvements (to serve up to 130 gpm Average Daily Flow (approximately 764 LUEs) combined discharge to the Pilot Knob Pumpover Lift Station (PKPLS) from all development within the Pilot Knob MUD):

1. Construction of a minimum 8-inch gravity wastewater collection system within the subject tract.
2. Construction of approximately 1,600 feet of 24-inch gravity wastewater interceptor along Cottonmouth Creek between the existing PKPLS and Colton Bluff Springs Rd. This wastewater interceptor shall be designed at a depth that will allow future gravity wastewater service for the wastewater drainage basin on both sides of Cottonmouth Creek. **If the wastewater interceptor is not to be designed and constructed concurrently with the subdivision construction, then the Applicant shall dedicate an appropriately sized wastewater corridor for the interceptor. These wastewater improvements are also proposed by Easton Park Section 2B and 2C.**



Phase II Improvements (when the combined discharge to the PKPLS from all development within the Pilot Knob MUD exceeds 130 gpm Average Daily Flow (approximately 764 LUEs)):

1. Construction of approximately 11,000 feet of 30-inch gravity wastewater interceptor along Cottonmouth Creek from the existing 30-inch gravity wastewater interceptor located north of the subject tract and Dee Gabriel Collins Rd at Cottonmouth Creek (Project 2014-0616) and extending south to the downstream end of the proposed 24-inch gravity wastewater interceptor constructed under Phase I. **These wastewater improvements are also proposed by Easton Park Section 1B. If the Applicant's project timeline needs these improvements prior to construction of these improvements by others, then the design and construction of the improvements is the full responsibility of the Applicant.**
2. Abandonment of the PKPLS and force main and diversion of the wastewater flows from the lift station to the proposed 30-inch gravity wastewater interceptor. **These wastewater improvements are also proposed by Easton Park Section 1B. If the Applicant's project timeline needs these improvements prior to construction of these improvements by others, then the design and construction of the improvements is the full responsibility of the Applicant.**

Per the consent agreement, upon the date that the District exceeds its capacity of 130 gpm Average Daily Flow for the PKPLS for three consecutive 30-day periods, the Developer shall have 180 days to divert wastewater flows going to the PKPLS to the City's 84-inch wastewater interceptor via the proposed 30-inch wastewater interceptor to be constructed under Phase II of this UIR. If the flows have not been diverted within 180 days, the City, at its discretion, will not approve any further preliminary plans, construction plans, and final plats until the PKPLS is decommissioned and those wastewater flows are permanently transported to the City's 84-inch wastewater interceptor.

Wastewater service for this project can be provided based upon the above minimum wastewater improvements and plan approval within the Pipeline Engineering utility plan review process. This letter must be submitted with your site development plans.

Approved by:

  
Colleen Kirk, P.E.  
Utility Development Services Division  
Austin Water

3/3/16  
Date

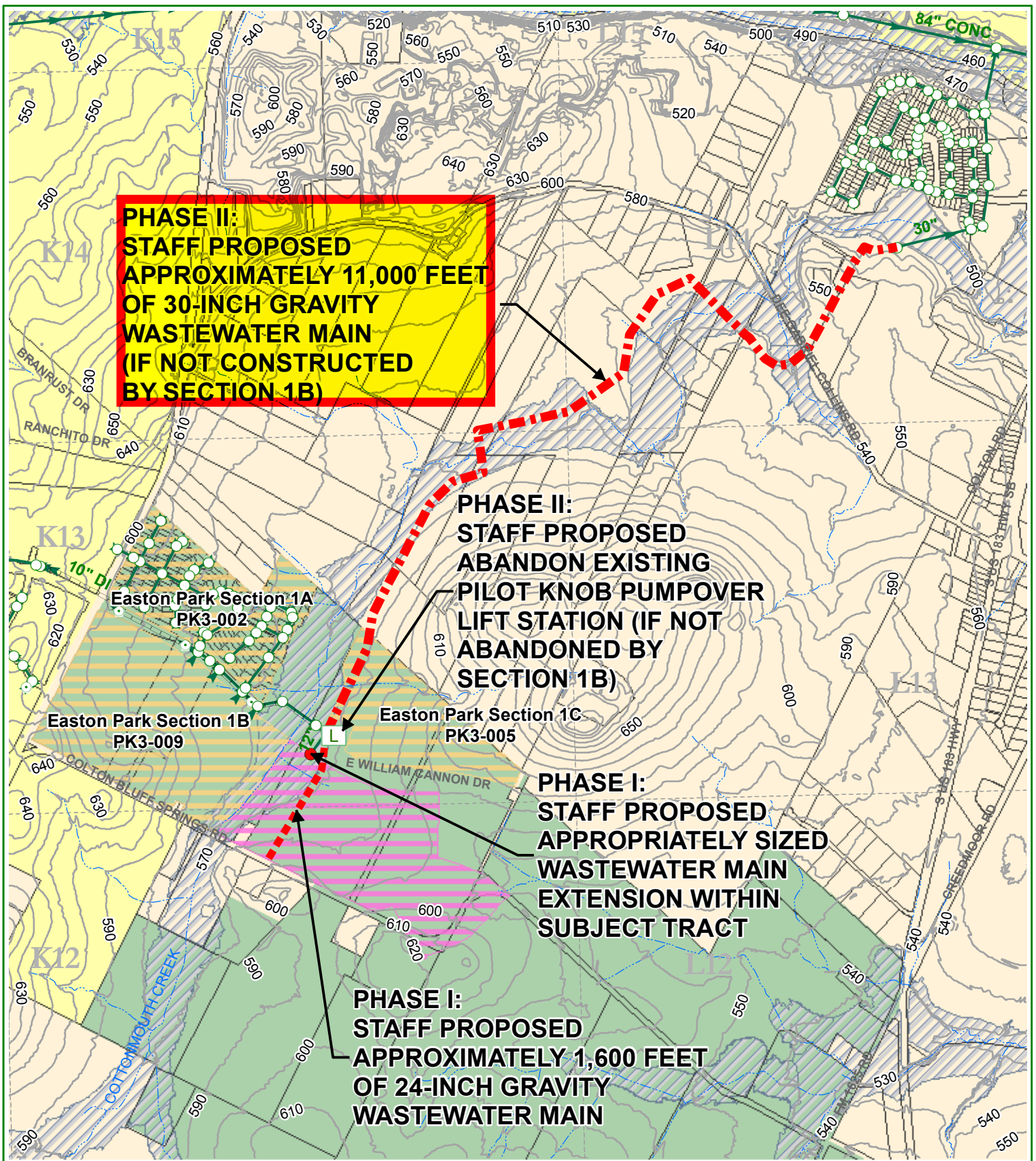
Agreed to by:

  
Jonathan Fleming, P.E.  
Peloton Land Solutions

3/10/16  
Date

Attachments:

1. Wastewater UIR Map
2. Easton Park Section 2A, Proposed Wastewater Layout



**W.W. UIR Name: Easton Park Section 2A**

**MUD Name: Pilot Knob MUD No. 3**

**W.W. UIR Number: PK3-007**

Utility Development Services Plotted 02/01/2016

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of the property boundaries. This product has been produced by the City of Austin for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.





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**Austin, Texas 78701**



**2B**

Ousmane Traore, P.E.  
Peloton Land Solutions  
7004 Bee Cave Rd, Building 2, Suite 100  
Austin, Texas 78746

Re: **Letter of Wastewater Service Approval**  
Pilot Knob MUD No. 2 & 3: Easton Park Section 2B  
Utility Infrastructure Review for Wastewater (UIR-PK3-011)

Dear Mr. Traore:

Austin Water (AW) has reviewed your submittal for the above referenced Utility Infrastructure Review (UIR) project and is issuing this letter in accordance with Section 6.04 of the Consent Agreements for the Pilot Knob Municipal Utility District No. 2 and 3 (the "Agreement") and in keeping with all current rules and regulations. In accordance with Section 5.04 of the Agreement, all development, construction, and infrastructure shall comply with City design standards, specifications, and requirements.

**Based on the following submitted project specifications:**

497 Single-Family Homes  
Subject Tract Area: 215.3 Acres  
Wastewater Drainage Basin: Cottonmouth  
Flow (estimated peak wet weather flow, gallons per minute): 419 GPM

Based on the aforementioned project specifications and the results of the UIR, AW has confirmed the level of service and the appropriateness of the type sizing, and alignment of the proposed wastewater infrastructure. The proposed wastewater service plan is conceptually depicted on the UIR – Wastewater Exhibit, dated 07/12/2016 and attached to this letter. Minimally, the proposed wastewater infrastructure includes, but is not limited to:

Phase I Improvements

1. Phase I improvements shall provide service up to 130 gpm Average Daily Flow (ADF) combined discharge to the Pilot Knob Pumpover Lift Station (PKPLS) from all development within the MUD. This is equivalent to approximately 764 LUEs.
2. Construction of approximately 1,600 feet of 24-inch (minimum) gravity wastewater interceptor along Cottonmouth Creek between PKPLS and Colton Bluff Springs Rd (through Section 2A). **These wastewater improvements are also proposed by Easton Park Section 2A.**
3. Construction of approximately 3,600 feet of 24-inch (minimum) gravity wastewater interceptor from the proposed 24-inch gravity wastewater interceptor at Colton Bluff Springs Rd (item 2) and extending south along the main branch of Cottonmouth Creek through the subject tract. The wastewater interceptor may be constructed in phases as development of Sections 2B and 2C progresses, as approved by AW. **If the wastewater interceptor is not to be designed and constructed concurrently with the subdivision construction, then the Applicant shall dedicate an appropriately sized wastewater easement for the interceptor.**

4. The proposed 24-inch gravity wastewater interceptor (items 2-3) shall be designed at a depth that will allow future gravity wastewater service for the wastewater drainage basin on both sides of Cottonmouth Creek.
5. Dedication of appropriately sized wastewater easement(s) from the proposed 24-inch gravity wastewater interceptor within the subject tract (item 3) and extending west and south to the MUD boundary, as approximately shown on Exhibit M-4 of the Agreement.
6. Construction of an appropriately sized (minimum 8-inch) gravity wastewater collection system within the subject tract.

#### Phase II Improvements


1. Phase II improvements will be triggered when the combined discharge to PKPLS from all development within the MUD exceeds 130 gpm ADF.
2. Construction of approximately 11,000 feet of 30-inch gravity wastewater interceptor along Cottonmouth Creek from the existing 30-inch gravity wastewater interceptor located north of the subject tract and Dee Gabriel Collins Rd at Cottonmouth Creek (Project 2014-0616) and extending south to the downstream end of the proposed 24-inch gravity wastewater interceptor constructed under Phase I. These wastewater improvements are also proposed by Easton Park Sections 1B and 2A.
3. Abandonment of PKPLS and force main and diversion of the wastewater flows from PKPLS to the proposed 30-inch gravity wastewater interceptor. These wastewater improvements are also proposed by Easton Park Sections 1B and 2A.

Per the Agreement, upon the date that the District exceeds its capacity of 130 gpm ADF for PKPLS for three consecutive 30-day periods, the Developer shall have 180 days to divert wastewater flows going to PKPLS to the City's 84-inch wastewater interceptor via the proposed 30-inch wastewater interceptor to be constructed under Phase II of this UIR. If the flows have not been diverted within 180 days, the City, at its discretion, will not approve any further preliminary plans, construction plans, and final plats until PKPLS is decommissioned and those wastewater flows are permanently transported to the City's 84-inch wastewater interceptor.

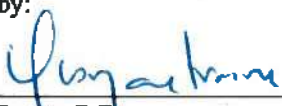
Some of the proposed wastewater improvements described above are also proposed to be constructed by other development sections. **If the Applicant's project timeline needs these improvements prior to construction of these improvements by others, then the design and construction of the improvements is the full responsibility of the Applicant.** Wastewater service for this project can be provided based upon the above minimum wastewater improvements and plan approval within the Pipeline Engineering utility plan review process. This letter must be submitted with your site development plans.


Approved by:

  
Colleen Kirk, P.E.  
Utility Development Services Division  
Austin Water

  
Date

Agreed to by:

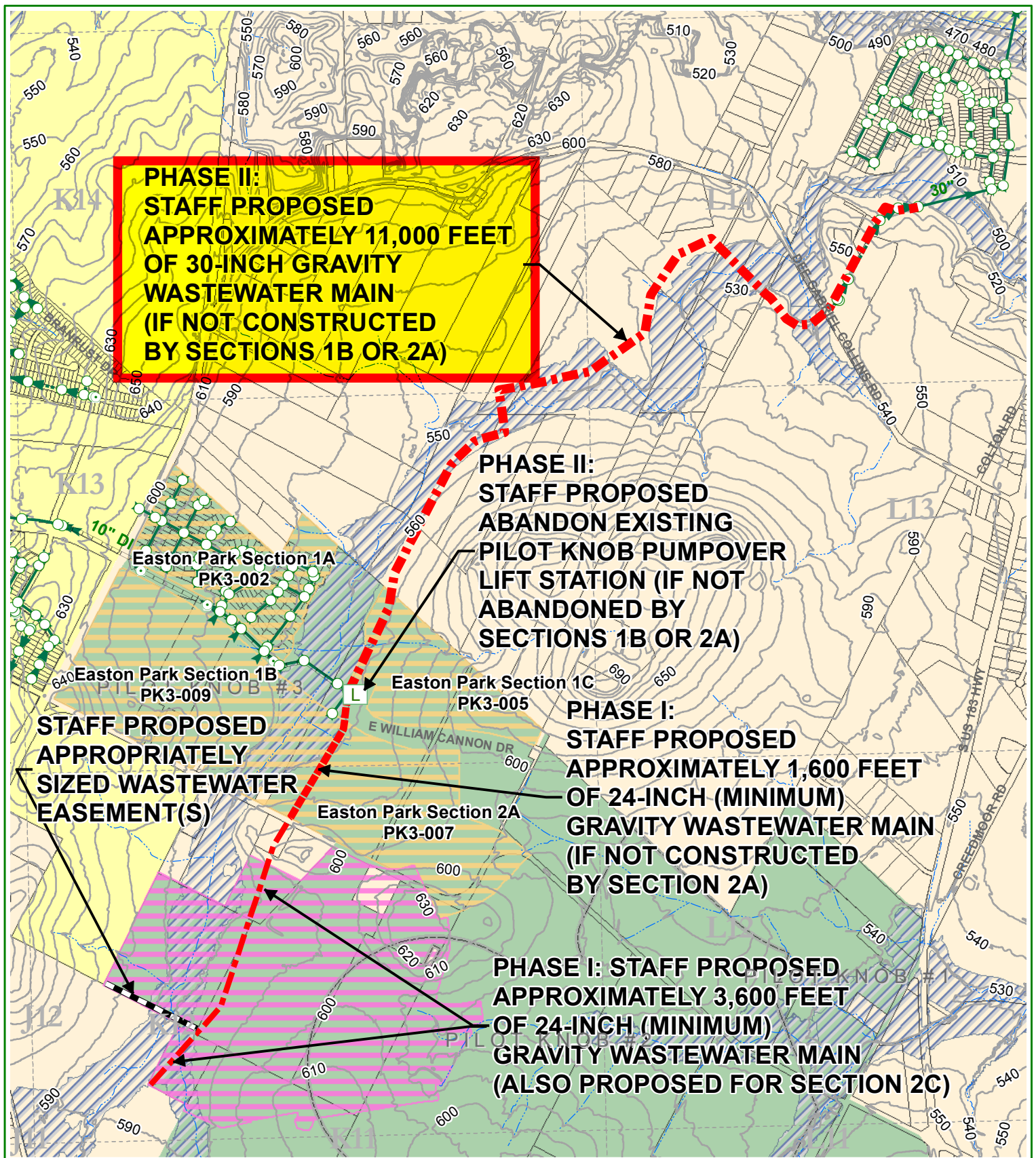
  
Ousmane Traore, P.E.  
Peloton Land Solutions

  
Date

Attachments:

1. Wastewater UIR Map
2. Easton Park Section 2B Preliminary Plan, UIR – Wastewater Exhibit





0 750 1,500 3,000 4,500 Feet

**W.W. UIR Name: Easton Park Section 2B**  
**MUD Name: Pilot Knob MUD Nos. 2 & 3**  
**W.W. UIR Number: PK3-011**

Utility Development Services Plotted 07/13/2016

- Subject Tract
- 100 Year FEMA Floodplain
- Full-Purpose City Limit
- 2-Mile ETJ
- Limited-Purpose City Limit

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