

3336 Mount Bonnell Drive

SP-2020-0274D






Radmon Rice
Hydrogeologic Reviewer
Watershed Protection Department

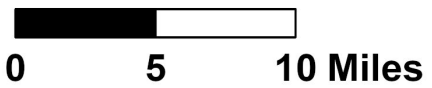
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Site



-  Austin ETJ
-  Austin City Limits
-  Edwards Aquifer Recharge Zone
-  Edwards Aquifer Contributing Zone
-  Watershed Areas Full Extent

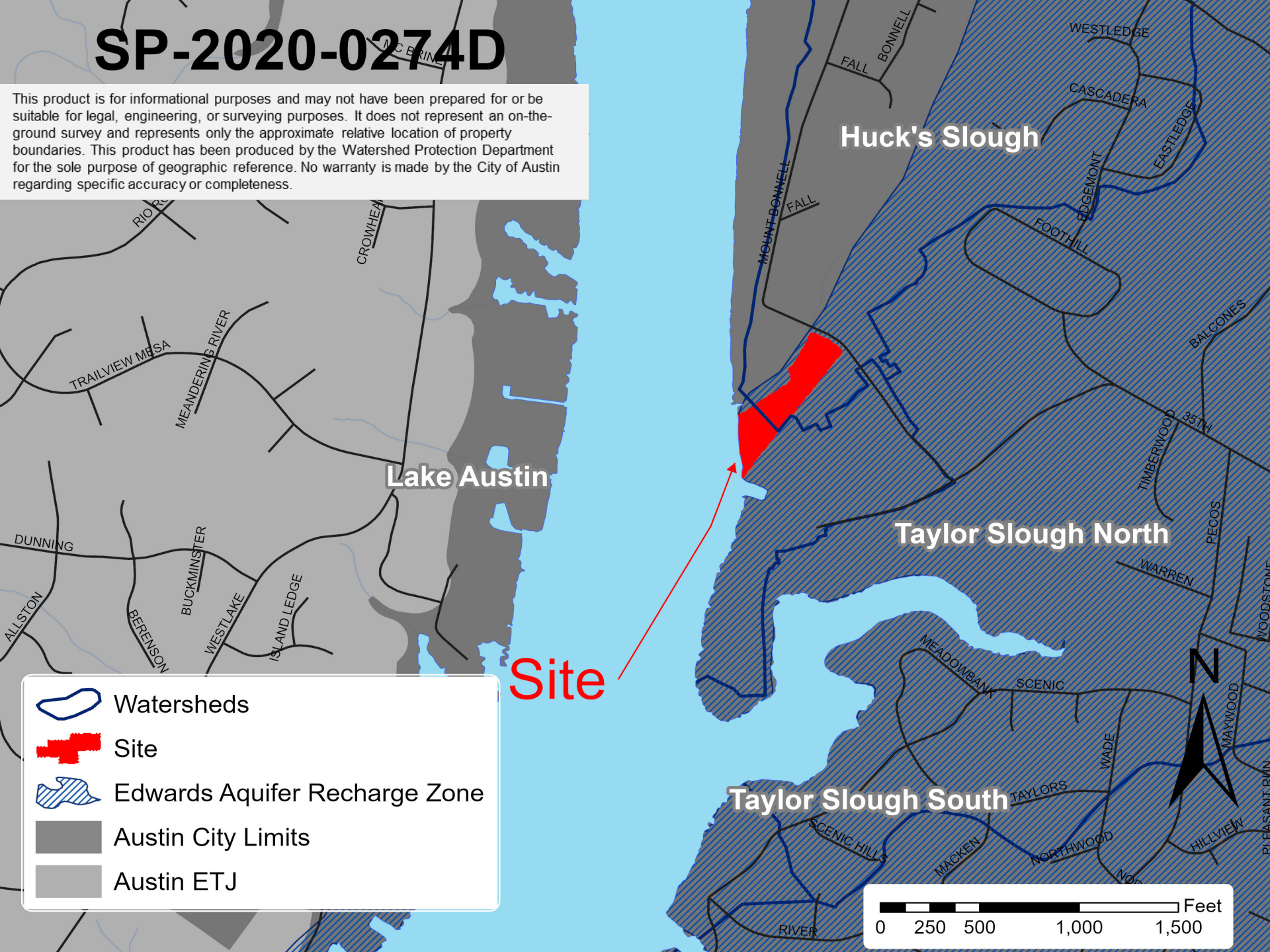


Property Data

- Lake Austin and Huck's Slough Watersheds
- Water Supply suburban
- Critical Environmental Features on site
- Council District 10

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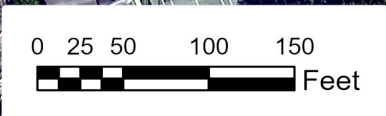
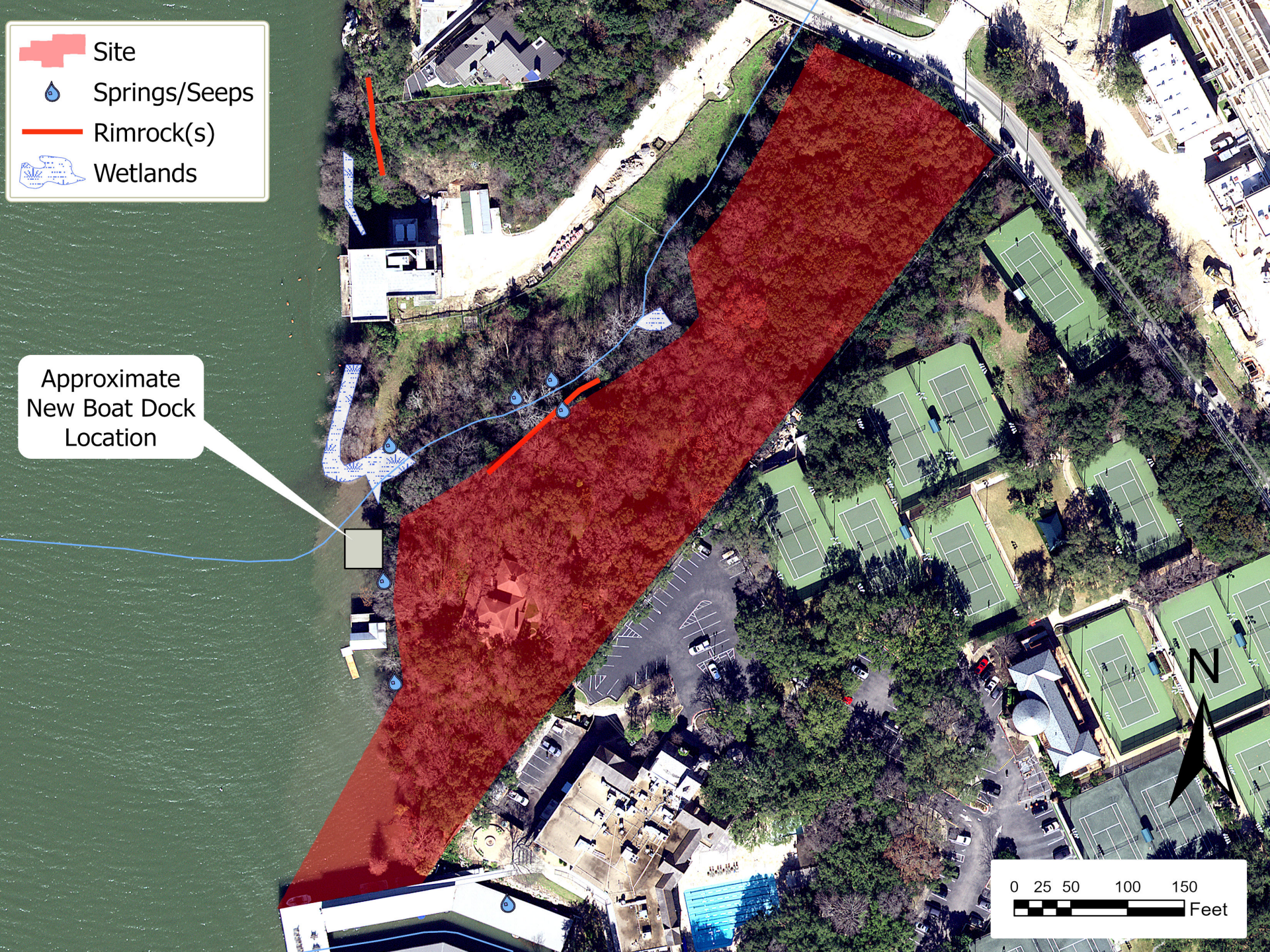
Site

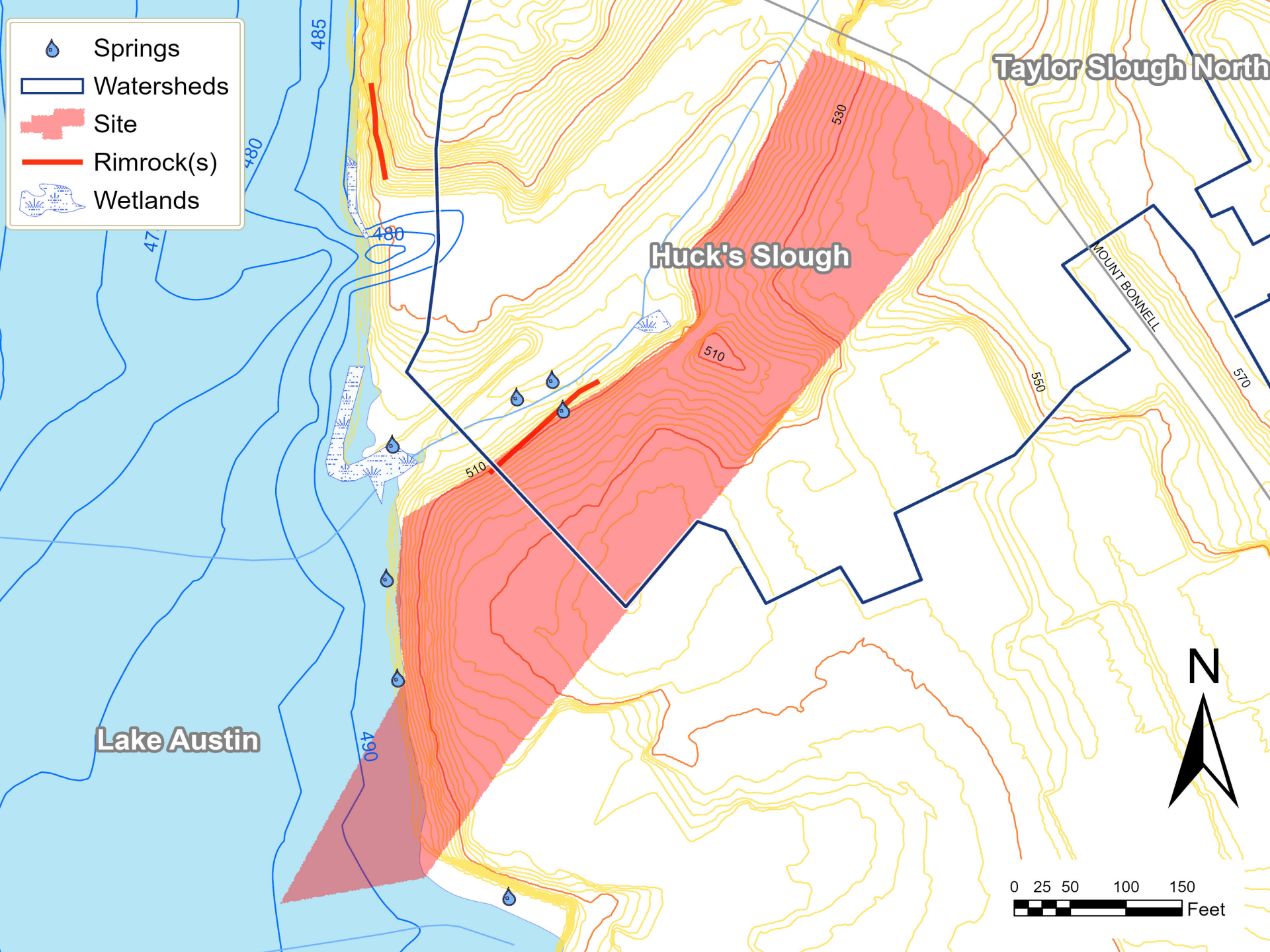
Springs/Seeps

Rimrock(s)

Wetlands

Approximate
New Boat Dock
Location





January 2017 Lake drawdown, spring
flow with boat dock visible.



Background

- Boat dock on the lake
- Near two springs
- Previous LUC variance granted for rimrock and spring on north side of site
- Moving dock north of springs

Code reference

- Title 25 – Land Development Code,
Chapter 25-8-281(C)(2)(b).

Variance Request

Request to vary from LDC 25-8-281(C)(2)(b)
to allow construction within 150-foot of
Critical Environmental Feature (CEF)
buffers.

Variance
Recommendation

Finding of Facts have been met.

Staff recommends the Approval of this variance.

Questions?

