

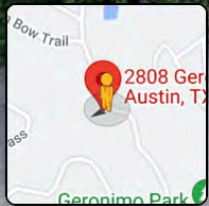
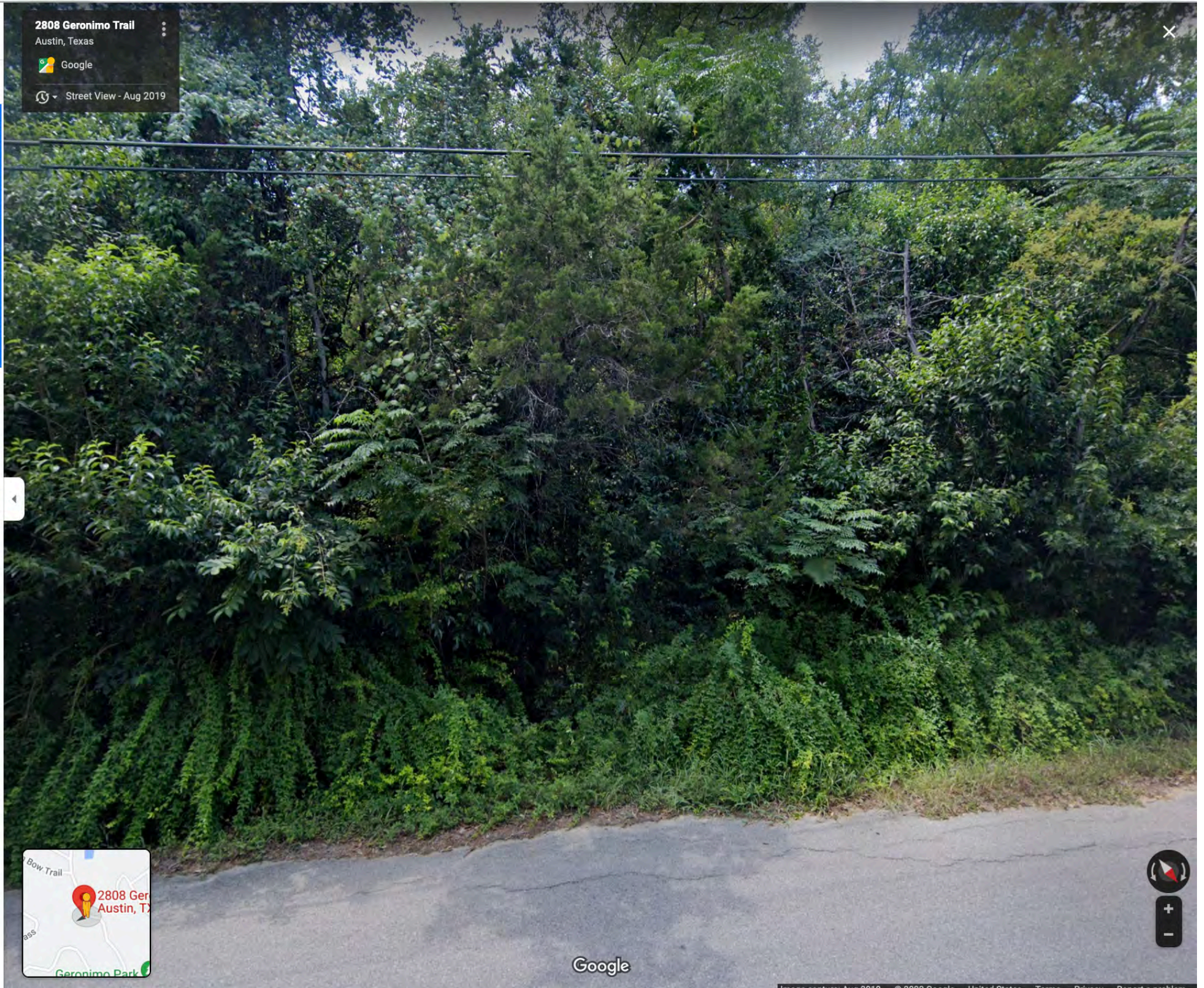


2808 Geronimo Trail

Austin, Texas



Street View - Aug 2019



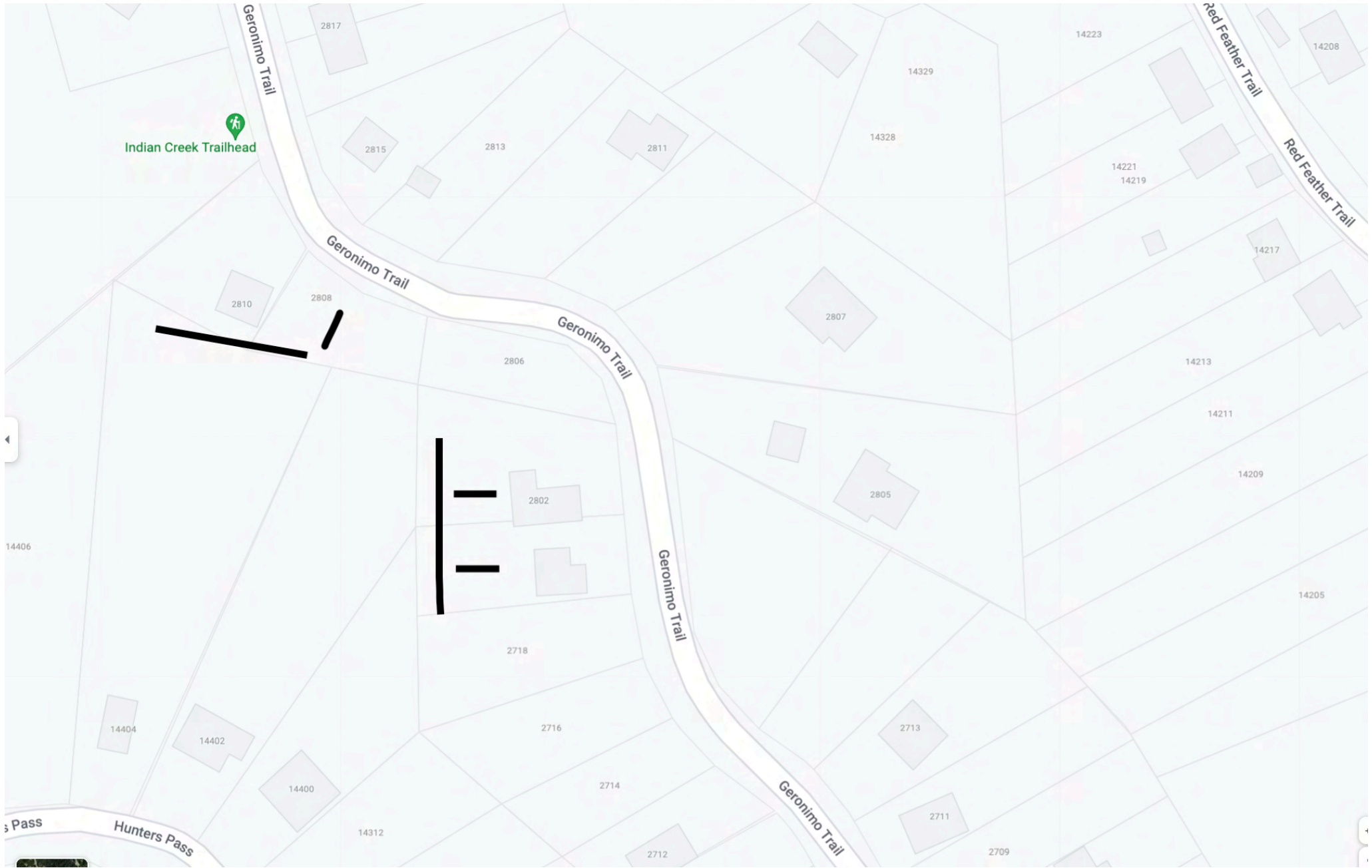
Google





2807 Geronimo Trail
Austin, Texas
Google
Street View - Aug 2019

trailhead
Geronimo Park





















APPLICANT: Jonathan Kaplan

OWNER: David Scott Kosch

ADDRESS: 2715 LONG BOW TRL

Previous Owner

2808 Geronimo Trail Austin LLC

Dec 29, 2017

OWNERSHIP DETAILS

Document Number

206395

Sale Date

Mar 27, 2017

Recording Date

Dec 29, 2017

Deed Securities Category

Resale, Cash Purchase

Universal Land Use

Residential Lot

Property Indicator

Vacant

Resale New Construction

Resale

Residential Model Indicator

Based On Zip Code and Value Property is Not Residential

Title Company

INDEPENDENCE TITLE

Owner

2808 Geronimo Trail Austin LLC

4307 Michaels Cv, Austin, Texas, 78746

~~Seller~~

Blackwell Nathaniel E & Jennifer M

MORTGAGE INFORMATION

Recording Date

Dec 29, 2017

Cash Purchase

Yes

Document Number

206395

Private Party Lender


No

Open or Close Report Sections

Previous Owner

Art Village LLC

Mar 17, 2021

Show Details 

Previous Owner

2802 Geronimo Trail Austin LLC

Dec 29, 2017

Hide Details 

OWNERSHIP DETAILS

Document Number

206394

Sale Date

Mar 27, 2017

Recording Date

Dec 29, 2017

Deed Securities Category

Resale, Cash Purchase

Universal Land Use

Residential Lot

Property Indicator

Vacant

Resale New Construction

Resale

Residential Model Indicator

Based On Zip Code and Value Property is Not Residential

Title Company

INDEPENDENCE TITLE

Owner

2802 Geronimo Trail Austin LLC

4307 Michaels Cv, Austin, Texas, 78746

~~Seller~~

Blackwell Nathaniel E & Jennifer M

MORTGAGE INFORMATION

Recording Date

Dec 29, 2017

Private Party Lender

No



Close This Section




Jump To Top

Previous Owner

2808 Geronimo Trail Austin LLC

Open or Close Report Sections

Hide Details 

Dec 29, 2017

OWNERSHIP DETAILS

Document Number

206395

Sale Date

Mar 27, 2017

Recording Date

Dec 29, 2017

Deed Securities Category

Resale, Cash Purchase

Universal Land Use

Residential Lot

Property Indicator

Vacant

Resale New Construction

Resale

Residential Model Indicator

Based On Zip Code and Value Property is Not Residential

Title Company

INDEPENDENCE TITLE

Owner

2808 Geronimo Trail Austin LLC

4307 Michaels Cv, Austin, Texas, 78746


Seller

Blackwell Nathaniel E & Jennifer M

MORTGAGE INFORMATION

Recording Date

Dec 29, 2017

Cash Purchase

Yes

Document Number

206395

Private Party Lender

No



Close This Section



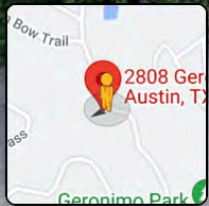
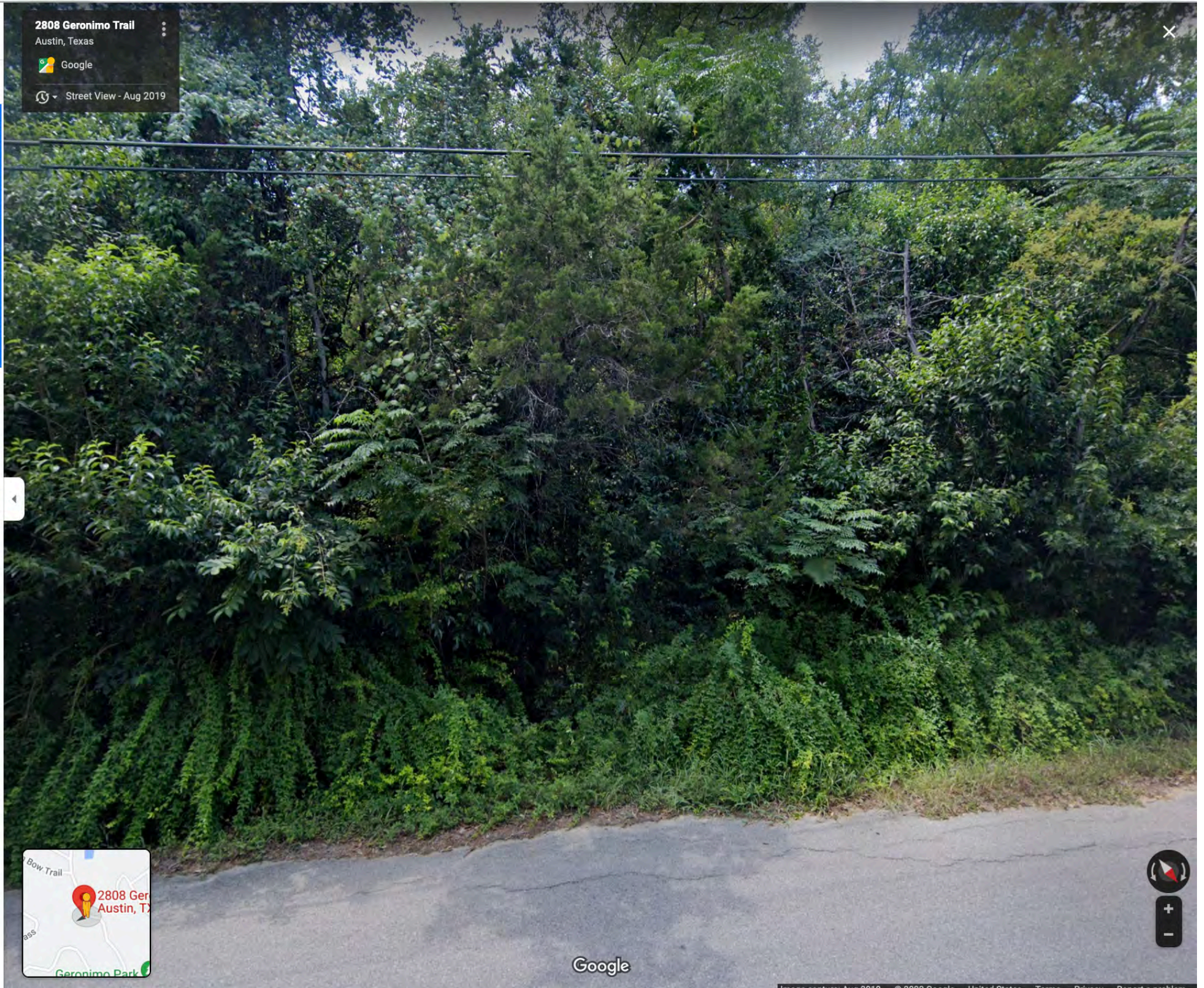
Jump To Top

2808 Geronimo Trail

Austin, Texas



Street View - Aug 2019

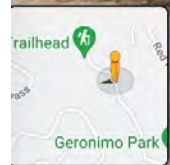


Google





2807 Geronimo Trail
Austin, Texas
Google
Street View - Aug 2019



Current Owner

2717 Long Bow Trail LLC

Jan 10, 2017

OWNERSHIP DETAILS

Document Number

5077

Sale Date

Jan 10, 2017

Recording Date

Jan 10, 2017

Absentee Indicator

Situs Address Taken From Sales Transaction - Determined Absentee Owner

Deed Securities Category

Resale, Cash Purchase

Universal Land Use

Residential Lot

Property Indicator

Vacant

Resale New Construction

Resale

Residential Model Indicator

Based On Zip Code and Value Property is Not Residential

Title Company

GRACY TITLE CO

Owner

2717 Long Bow Trail LLC

4307 Michaels Cv, Austin, Texas, 78746

Seller

Armstrong Murray P & Rachel E

MORTGAGE INFORMATION

Recording Date

Jan 10, 2017

Cash Purchase

Yes

Document Number

5077

Private Party Lender

No

Jan 10, 2017

Open or Close Report Sections

OWNERSHIP DETAILS

Document Number

5071

Sale Date

Jan 10, 2017

Recording Date

Jan 10, 2017

Absentee Indicator

Situs Address Taken From Sales Transaction - Determined Absentee Owner Based On Zip Code and Value Property is Not Residential

Deed Securities Category

Resale, Cash Purchase

Universal Land Use

Residential Lot

Property Indicator

Vacant

Resale New Construction

Resale

Residential Model Indicator

Title Company

GRACY TITLE CO

Owner

2715 Long Bow Trail LLC

4307 Michaels Cv, Austin, Texas, 78746

Seller

Armstrong Murray P & Rachel E

MORTGAGE INFORMATION

Recording Date

Jan 10, 2017

Cash Purchase

Yes

Document Number

5071

Private Party Lender

No



Close This Section



Property | 146506

2022 ▾ Maps Print

General Info

Status: Preliminary

ACCOUNT

Property ID: **146506** Agent:
Geographic ID: **0145550132**
Type: **R**
Legal: **LOT 877 APACHE SHORES SEC 2**
Description:
Property Use:
Appraisal
Notice:

OWNER

Name: **2717 LONG BOW TRAIL LLC**
Secondary Name:
Mailing Address: **4307 MICHAELS CV AUSTIN TX 78746-1621**
Owner ID: **1709757**
% Ownership: **100.00 %**
Exemptions:

LOCATION

Address: **2717 LONG BOW TRL TX 78734**
Market Area:
Market Area CD: **R4006**
Map ID: **014257**

PROTEST

Protest Status:
Informal Date:
Formal Date:



Values



Property | 146505

2022 ▾

Maps

Print

General Info

Status: Preliminary

ACCOUNT

Property ID: **146505** Agent:
Geographic ID: **0145550131**
Type: **R**
Legal: **LOT 876 APACHE SHORES SEC 2**
Description:
Property Use:
Appraisal
Notice:

OWNER

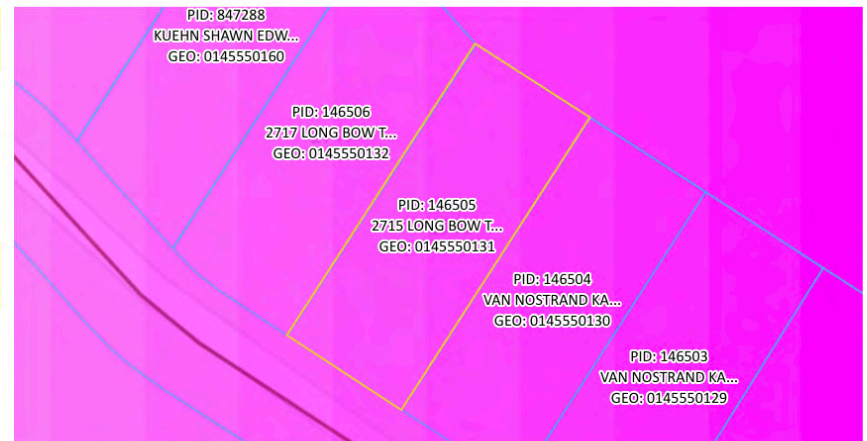
Name: **2715 LONG BOW TRAIL LLC**
Secondary Name:
Mailing Address: **4307 MICHAELS CV AUSTIN TX 78746-1621**
Owner ID: **1709754**
% Ownership: **100.00 %**
Exemptions:

LOCATION

Address: **2715 LONG BOW TRL TX 78734**
Market Area:
Market Area CD: **R4006**
Map ID: **014257**

PROTEST

Protest Status:
Informal Date:
Formal Date:








Values

Filing Number: 802610825
Original Date of Filing: December 26, 2016
Formation Date: N/A
Tax ID: 32062402774
Duration: Perpetual

Entity Type: Domestic Limited Liability Company (LLC)
Entity Status: In existence
FEIN:

Name: 2717 Long Bow Trail, LLC
Address: 4307 MICHAELS CV
AUSTIN, TX 78746 USA

REGISTERED AGENT	FILING HISTORY	NAMES	MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
Name	Address				Inactive Date	
David Kosch	4307 Michaels Cove Austin, TX 78746 USA					

FILING HISTORY		NAMES	MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
View Image	Document Number	Filing Type	Filing Date	Effective Date	Eff. Cond	Page Count
	705953930008	Certificate of Formation	December 26, 2016	January 1, 2017	No	2
	824088960001	Public Information Report (PIR)	December 31, 2018	July 10, 2018	No	1
	949014830001	Public Information Report (PIR)	December 31, 2019	February 21, 2020	No	1
	944849050001	Public Information Report (PIR)	December 31, 2019	February 8, 2020	No	1
	1077830770001	Public Information Report (PIR)	December 31, 2021	September 9, 2021	No	1

NAMES	MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
Name	Name Status	Name Type	Name Inactive Date	Consent Filing #
2717 Long Bow Trail, LLC	In use	Legal		

MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
Last Update	Name	Title	Address
July 10, 2018	DAVID S KOSCH	DIRECTOR	4307 MICHAELS CV AUSTIN, TX 78746 USA







Filing Number: 802610823
Original Date of Filing: December 26, 2016
Formation Date: N/A
Tax ID: 32062402790
Duration: Perpetual

Name: 2715 Long Bow Trail, LLC
Address: 4307 MICHAELS CV
AUSTIN, TX 78746 USA

Entity Type: Domestic Limited Liability Company (LLC)
Entity Status: In existence

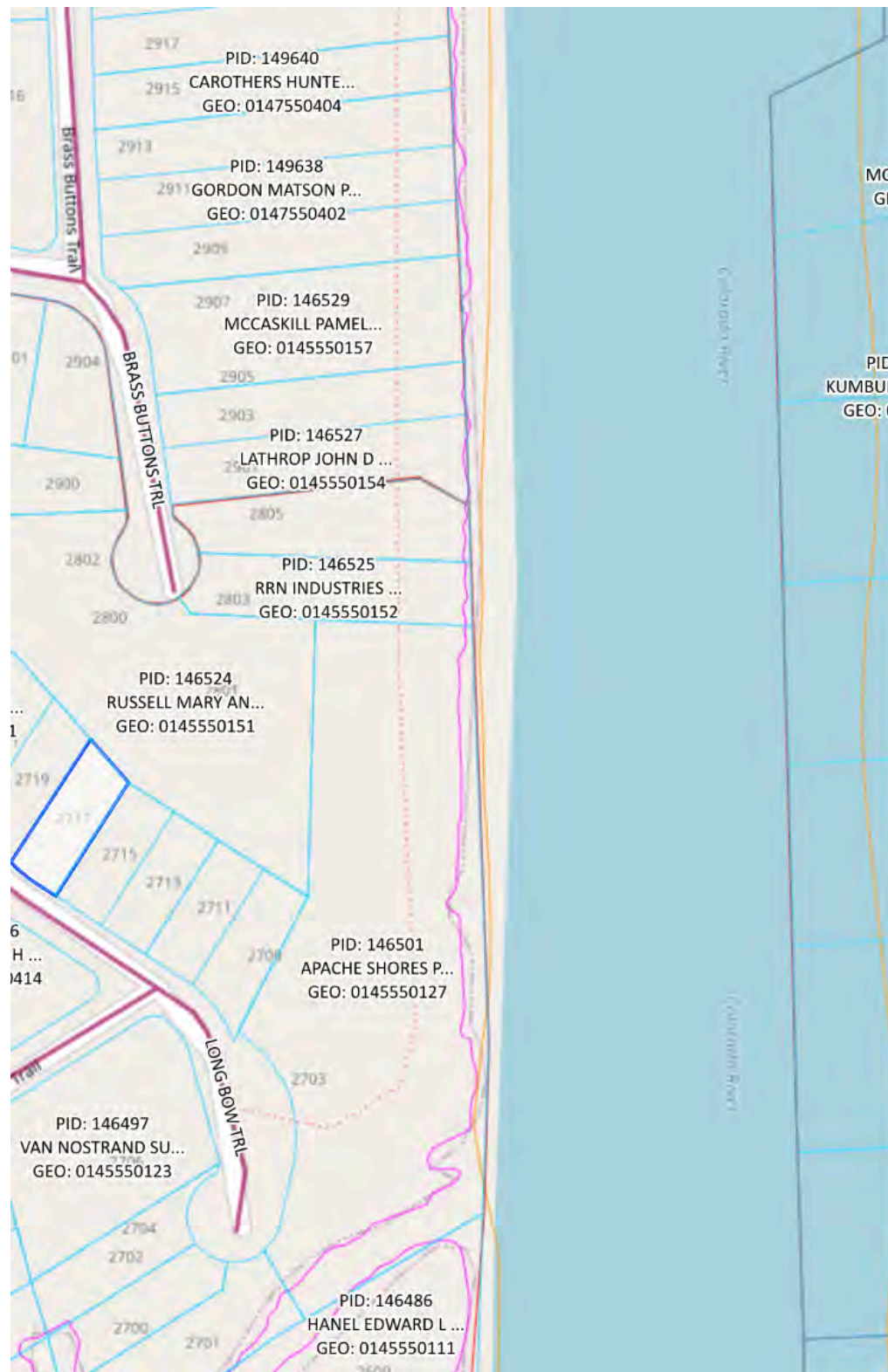
FEIN:

REGISTERED AGENT	FILING HISTORY	NAMES	MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
Name	Address				Inactive Date	
David Kosch	4307 Michaels Cove Austin, TX 78746 USA					

FILING HISTORY		NAMES	MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
View Image	Document Number	Filing Type	Filing Date	Effective Date	Eff. Cond	Page Count
	705953930006	Certificate of Formation	December 26, 2016	January 1, 2017	No	2
	824088970001	Public Information Report (PIR)	December 31, 2018	July 10, 2018	No	1
	951600560001	Public Information Report (PIR)	December 31, 2019	February 29, 2020	No	1
	945928400001	Public Information Report (PIR)	December 31, 2019	February 12, 2020	No	1
	1049673820001	Public Information Report (PIR)	December 31, 2020	May 9, 2021	No	1
	1105719170001	Public Information Report (PIR)	December 31, 2021	December 25, 2021	No	1

NAMES	MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
Name	Name Status	Name Type	Name Inactive Date	Consent Filing #
2715 Long Bow Trail, LLC	In use	Legal		

MANAGEMENT	ASSUMED NAMES	ASSOCIATED ENTITIES	INITIAL ADDRESS
Last Update	Name	Title	Address
July 10, 2018	DAVID S KOSCH	DIRECTOR	4307 MICHAELS CV AUSTIN, TX 78746 USA



PROPERTY INFORMATION

Prop ID

Geo ID

146506

0145550132

Situs Address

2717 LONG BOW TRL TX 78734

Legal Description

LOT 877 APACHE SHORES SEC 2

Taxing Units

03,07,0A,2J,52

Market Area

Latitude

R4006

30.37830363129069

Longitude

-97.91664852349999

OWNER INFORMATION

Owner Name & Mailing Address

2717 LONG BOW TRAIL LLC (1709757)
4307 MICHAELS CV
AUSTIN TX 78746-1621

IMPROVEMENT AND LAND INFORMATION

Liv Area

Class

State Cd

Use

Land Size

Type

0.2239

Lnd Class

LAND

Ag/Tim

ADJUSTMENTS

Land 1 Adj

100.000

VALUE INFORMATION

Year Improvement

Land

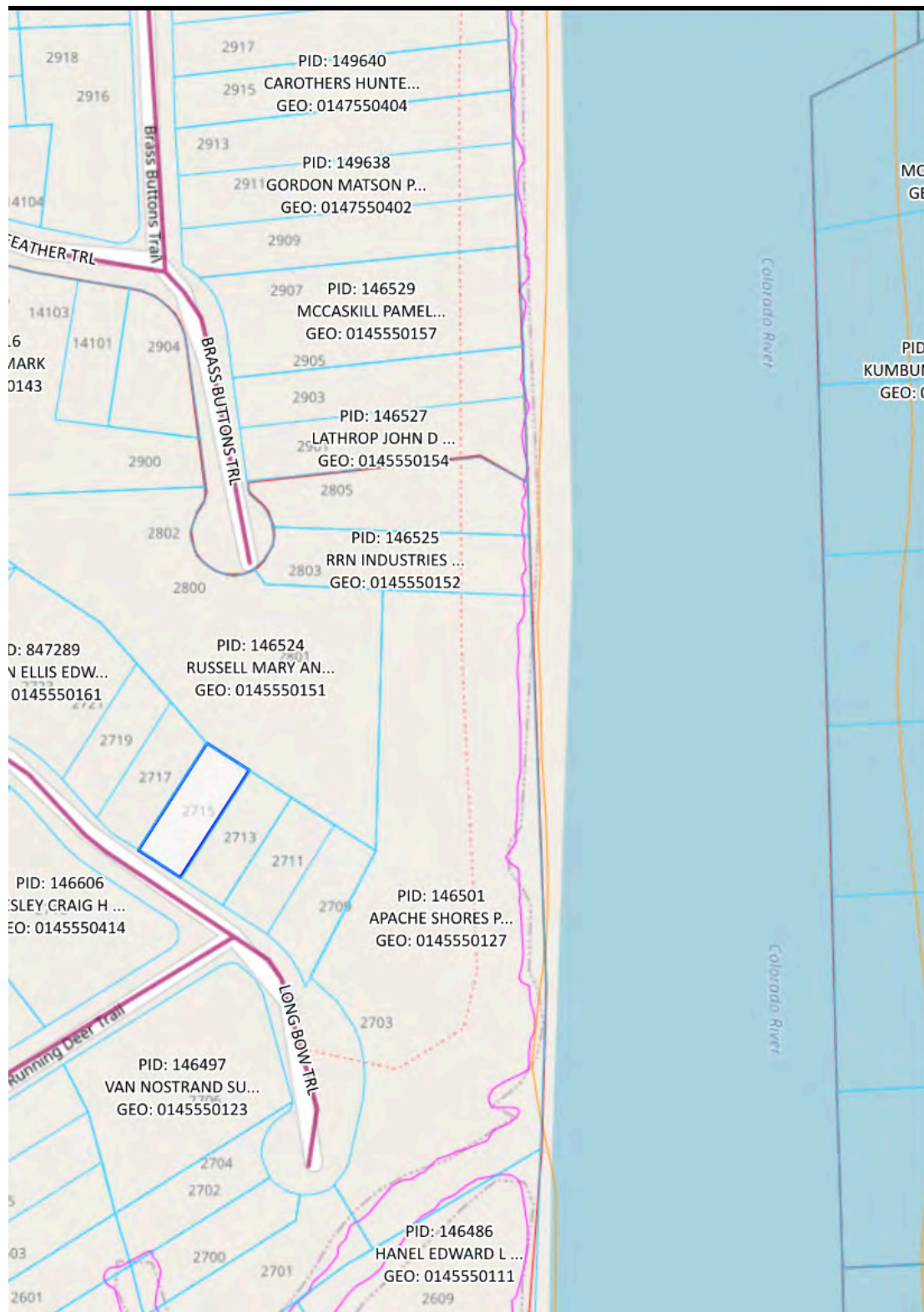
Total Market

2022

0

140,000

140,000



PROPERTY INFORMATION

Prop ID

146505

Geo ID

0145550131

Situs Address

2715 LONG BOW TRL TX 78734

Legal Description

LOT 876 APACHE SHORES SEC 2

Taxing Units

03,07,0A,2J,52

Market Area

R4006

Latitude

30.37819396824041

Longitude

-97.91649138

OWNER INFORMATION

Owner Name & Mailing Address

**2715 LONG BOW TRAIL LLC (1709754)
4307 MICHAELS CV
AUSTIN TX 78746-1621**

IMPROVEMENT AND LAND INFORMATION

Liv Area	Class	State Cd	Use
Land Size		Type	
0.2025	Lnd Class	LAND	Ag/Tim

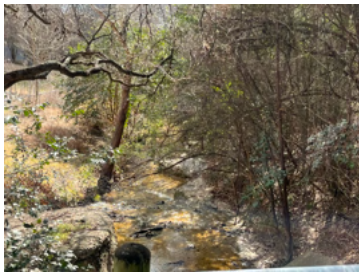
ADJUSTMENTS

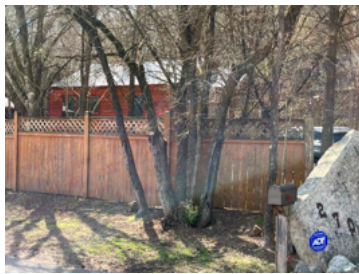
Land 1 Adj

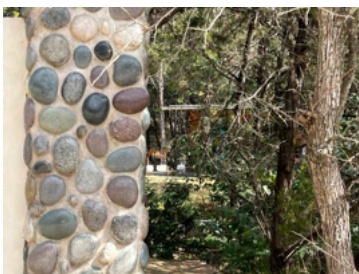
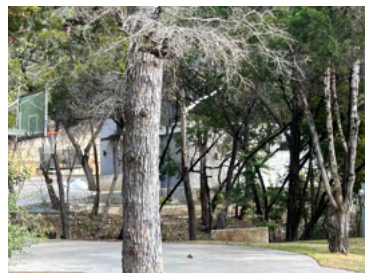
80.000

VALUE INFORMATION

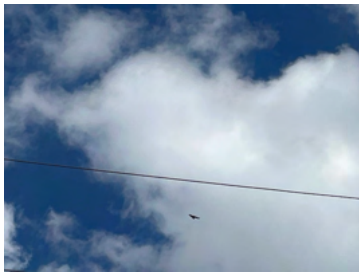
Year	Improvement	Land	Total Market
2022	0	112,000	112,000













From: Susan Van Nostrand
To: [Ramirez, Elaine](#)
Subject: 2715 and 2717 Long Bow Trail Variance Request Hearing Tonight May 9th
Date: Monday, May 09, 2022 12:00:02 PM

*** External Email - Exercise Caution ***

Hello Ms. Ramirez,

In regards to case number: G-1 C15-2022-0011 & G-2 C15-2022-0012

I live across the street from this property. I attended the last hearing and spoke in opposition to this variance exception. The variance was denied at that time. I am unable to attend tonight due to my son's baseball game. I would say the same thing I did last time. I spoke to the builder and asked for them to build something smaller that fits in the small lot. He said no, he was going to build his 1.2 million dollar three story white houses or he wouldn't make enough money. I have lived here for over 20 years and moved to this neighborhood to enjoy space, light and nature not huge three story white walls built on a tiny lot where he has to clear all the trees and cut out the mountain.

I am asking that this builder be denied to increase the impervious cover from 5% to 40%. I would plead to the board that this is wrong and the rules are in place to protect our lakes and he refused to compromise.

Respectfully,

Susan Van Nostrand
2706 Long Bow Trail

CAUTION: This email was received at the City of Austin, from an EXTERNAL source. Please use caution when clicking links or opening attachments. If you believe this to be a malicious and/or phishing email, please forward this email to cybersecurity@austintexas.gov.