



## ENVIRONMENTAL COMMISSION MOTION 20161116 008b

**Date:** November 16, 2016

**Subject:** Channel Road Subdivision C8-2016-0074.0A

**Motion by:** Hank Smith

**Seconded by:** Mary Ann Neely

### **RATIONALE:**

**Whereas**, this is an existing residence on three existing unplatted lots that needs a new OSSF; and

**Whereas**, Austin Water Utility requires that the property have a legal lot status in order to approve a permit for a new OSSF.

**Therefore**, the Environmental Commission recommends support of the variance request to create a one lot subdivision with a density of 1 unit per .08 acres net site area and a minimum lot size of .08 acres net site area which is not in accordance with LDC 25-8-453(B)(1) with the following;

#### Staff Conditions:

The applicant will add a note to the final plat stating: "No occupiable structures will be built in the Critical Water Quality Zone."

#### Environmental Commission Conditions:

The conceptual plan in the backup is only conceptual and is not considered a final site plan particularly with regard to trees.

### **VOTE 9-0**

For: Creel, Perales, H. Smith, Thompson, Guerrero, Neely, Maceo, B. Smith, Grayum

Against: None

Abstain: None

Recuse: None

Absent: Moya

Approved By:

Marisa Perales, Environmental Commission Chair