

Travis County Commissioners Court Agenda Request

Meeting Date: January 31, 2012

Prepared By: Michael Hettenhausen Phone #: 854-7563

Division Director/Manager: Anna Bowlin, Division Director, Development Services

Department Head: Steven M. Manilla, P.E., County Executive-TNR Sponsoring Court Member: Commissioner Davis, Precinct One

AGENDA LANGUAGE: Consider and take appropriate action on the Revised Preliminary Plan Sections 3 and 5 Lakeside at Blackhawk (Revised Preliminary Plan - 96 total lots (93 single family residential lots and three open space lots) - 44.08 acres - Speidel Drive - City of Pflugerville ETJ) in Precinct One.

BACKGROUND/SUMMARY OF REQUEST:

The existing preliminary plan for these sections of Lakeside at Blackhawk included 79 single family lots, with a typical lot width of 100 feet, on 44.08 acres located along Speidel Drive. The proposed revised preliminary plan increases the number of single family lots by 14 for a total of 93 single family lots, with a typical lot width of 80 feet, but does not alter the original road network or propose an increase the acreage of the preliminary plan. In addition, Lot 40, Block 2, has been reduced in size from the original plan as the City of Pflugerville wanted the wastewater easement removed from the single family lot and placed into the open space lot, and one street name was changed from Middle Falls Lane to Middlemarch Lane, with E-911 Addressing's approval.

Fiscal is not required with this revised preliminary plan. There are 5,534 linear feet of public streets proposed with this plan. Parkland dedication or fees in lieu of dedication are not required with the preliminary plan and will be satisfied with each final plat.

STAFF RECOMMENDATIONS:

As this revised preliminary plan was approved by the City of Pflugerville's Planning and Zoning Commission on January 9, 2012, and meets all Travis County subdivision standards, staff recommends approval of the revised preliminary plan.

ISSUES AND OPPORTUNITIES:

Staff knows of no objections to the proposed revised preliminary plan and recommends its approval.

FISCAL IMPACT AND SOURCE OF FUNDING:

ATTACHMENTS/EXHIBITS:

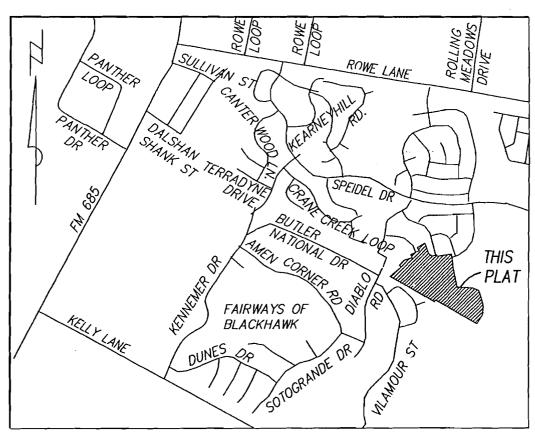
Precinct map
Location map
Existing preliminary plan
Proposed revised preliminary plan

REQUIRED AUTHORIZATIONS:

| Cynthia McDonald | Financial Manager | TNR | 854-4239 |
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| Steve Manilla | County Executive | TNR | 854-9429 |
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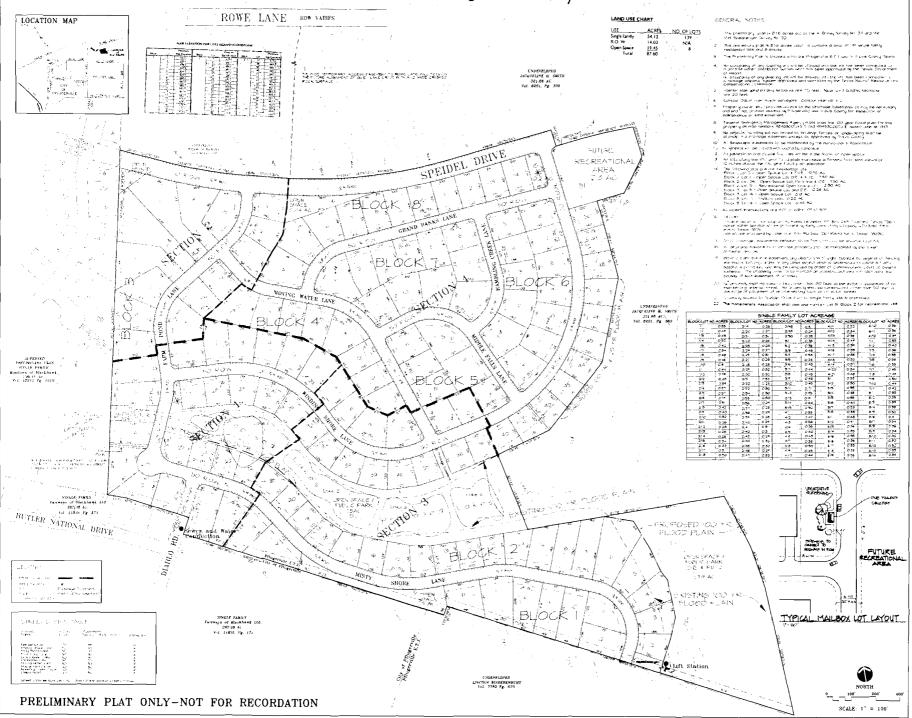
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1101 - Development Services - Lakeside at Blackhawk Section Three



LOCATION MAP (NOT TO SCALE)

Existing Preliminary Plan





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LANDSCAPE ARCHITECTS
PLANNERS
DEVELOPMENT CONSULTANTS
712 CONGRESS AVENUE

SUITE 300 AUSTIN, TEXAS 78701 (512) 480-0032

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