

**Travis County Commissioners Court Agenda Request****Meeting Date:** July 17, 2012**Prepared By:** Tim Pautsch **Phone #:** 854-7689**Division Director/Manager:** Anna Bowlin - Division Director Development Services*Carol B. [Signature]*  
**Department Head:** Steven M. Manilla, P.E., County Executive-TNR**Sponsoring Court Member:** Commissioner Huber, Precinct Three

**AGENDA LANGUAGE:** Consider and take appropriate action on a Cash Security Agreement with Highland Homes, LTD-Austin., for sidewalk fiscal for West Cypress Hills Phase 1 Section 4A for Lot 12 Block C, in Precinct Three.

**BACKGROUND/SUMMARY OF REQUEST:**

The form of the Cash Security Agreement is from the Standards for Construction of Streets and Drainage in Subdivisions that were in place before August 28, 1997.

**STAFF RECOMMENDATIONS:**

Highland Homes, LTD-Austin., proposed to use this Cash Security Agreement, as follows: Phase 1 Section 4A for Lot 12 Block C, \$720.00, to post sidewalk fiscal where the sidewalks have not been completed in this subdivision.

**ISSUES AND OPPORTUNITIES:**

None

**FISCAL IMPACT AND SOURCE OF FUNDING:**

There are no budgetary and/or fiscal impacts as this is fiscal posted for a development.

**ATTACHMENTS/EXHIBITS:**

Cash Security Agreement, Map of lot.

**REQUIRED AUTHORIZATIONS:**

Cynthia McDonald	Financial Manager	TNR	854-4239
Steve Manilla	County Executive	TNR	854-9429
Anna Bowlin	Division Director Development Services	TNR	854-7561
Stacey Scheffel	Permits Program Manager Floodplain Administrator	TNR	854-7565


**CC:**

Tim Pautsch	Engineering Specialist	TNR	854-7689

**TP:AB:tp**

**1101 - Development Services - West Cypress Hills Ph 1 Sec 4A**

§ EXHIBIT 82.401 (C)

**CASH SECURITY AGREEMENT - SIDEWALKS**

TO: Travis County, Texas

DEVELOPER/BUILDER: Highland Homes, Ltd. - Austin

ESCROW AGENT: Travis County Treasurer

AMOUNT OF SECURITY: \$720.<sup>00</sup> ADDRESS: 5309 Cardinal Flower

SUBDIVISION: West Cypress Hills  
LOT: 12 BLOCK: C SECT. 4A

DATE OF POSTING: 6-21-12

EXPIRATION DATE: Three Years, or more from Date of Posting

The ESCROW AGENT shall duly honor all drafts drawn and presented in accordance with this Agreement. Travis County may draw on the account of the DEVELOPER/BUILDER up to the aggregate AMOUNT OF SECURITY upon presentation of a draft signed by the County Judge that the following condition exists:

The county considers such a drawing on this Security necessary to complete all or part of the SUBDIVISION Sidewalks to ADA and Texas Accessibility Standards. No further substantiation of the necessity of the draw is required by this Agreement.

This Agreement is conditioned on the performance of the duties of the DEVELOPER/ BUILDER to provide for the construction and completion of the Sidewalk Improvements in the SUBDIVISION to current Travis County Standards for Construction of Streets and Drainage in Subdivisions (the "Standards"), so that the Sidewalk Improvements are performing to the Standards upon the approval of the construction of the Sidewalk Improvements, and the acceptance of the Sidewalk Improvements by the Executive Manager of TNR or his designated representative. The DEVELOPER/ BUILDER shall prove that the sidewalk is built to Texas Accessibility Standards by submitting an approved inspection letter from a Registered Accessibility Specialist.

If this document needs to be renewed, it will be renewed at the then current rate for Sidewalks required by Travis County. In no case shall the amount of Security be less that the amount it would cost the County to complete the work if it becomes necessary.

Partial drafts and reductions in the amount of Security are permitted. Drafts will be honored within five calendar days of presentment. In lieu of drawing on the Security, the County, in its discretion, may accept a substitute Security in the then current amount of the estimated cost of constructing the Improvements. This Agreement may be revoked only by written consent of the DEVELOPER/BUILDER and the County.

Cash Security Agreement - Sidewalks  
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DEVELOPER/**BUILDER**

COMPANY NAME & ADDRESS

BY: Cynthia Hicock

Highland Homes Ltd. - Austin

PRINT: Cynthia Hicock

4201 W.Parmer Ln.,Bldg B, Ste, 180

TITLE: Office Administrator

Austin, Texas 78727

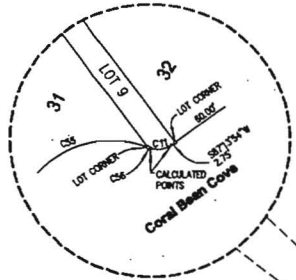
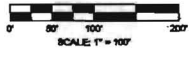
PHONE: 512-834-8429x108

APPROVED BY THE TRAVIS COUNTY COMMISSIONERS' COURT: \_\_\_\_\_  
Date

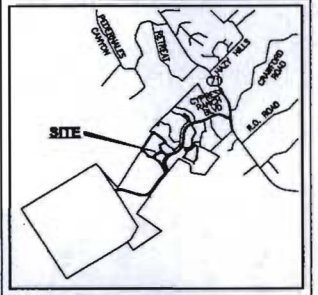
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COUNTY JUDGE, TRAVIS COUNTY, TEXAS

\_\_\_\_\_  
Date

Direction



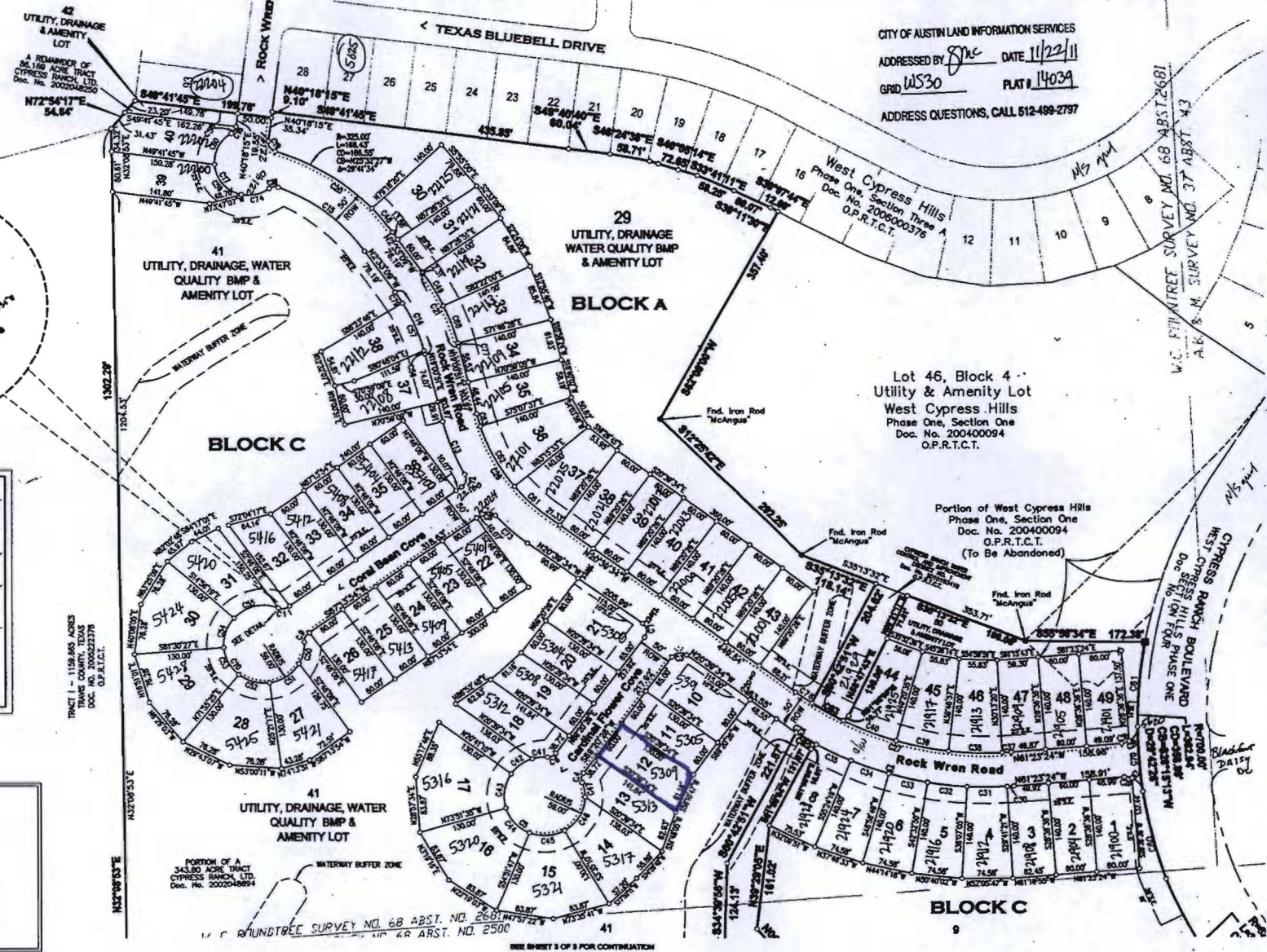
DETAIL



LOCATION MAP  
NOT TO SCALE

LEGEND

- CONCRETE MONUMENT SET
- IRON ROD FOUND (AS NOTED)
- IRON ROD WITH CAP FOUND (AS IDENTIFIED)
- COTTON SPINDLE FOUND
- IRON ROD WITH CAP STAMPED "AST" SET
- ▲ CALCULATED POINT
- ..... SIDEWALK LOCATION
- S.E. SLOPE EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- V.W.S.E. VARIABLE WIDTH SLOPE EASEMENT
- O.P.R.T.C. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS



CITY OF AUSTIN LAND INFORMATION SERVICES  
 ADDRESSED BY gmc DATE 11/22/11  
 GRID W530 PLAT # 14034  
 ADDRESS QUESTIONS, CALL 512-498-2797

Lot 46, Block 4  
 Utility & Amenity Lot  
 West Cypress Hills  
 Phase One, Section One  
 Doc. No. 200400094  
 O.P.R.T.C.T.

Portion of West Cypress Hills  
 Phase One, Section One  
 Doc. No. 200400094  
 O.P.R.T.C.T.  
 (To Be Abandoned)

ROUND TREE SURVEY NO. 68 ABST. NO. 26811475722  
 1/4 AC. 4R ABST. NO. 2500

SEE SHEET 3 OF 3 FOR CONTINUATION

TEXAS ENGINEERING SOLUTIONS

AUSTIN SPATIAL TECHNOLOGIES, L.L.C.

TRAVIS COUNTY, TEXAS	
SURVEY DATE:	MARCH, 2011
SURVEYOR:	PAUL C. SALVE, RPLS# 2518
TECHNICIAN:	PCS
FIELDBOOK:	FIELDBOOK
JOB NUMBER:	1108
DESCRIPTION:	N/A
CLIENT:	CYPRESS RANCH, LTD
PLOT DATE:	

WEST CYPRESS HILLS  
 PHASE ONE, SECTION 4A