

**Travis County Commissioners Court Agenda Request**

Meeting Date: August 14, 2012

Prepared By: Paul Scoggins **Phone #:** 854-7619

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

AB

A handwritten signature in black ink, appearing to read "Steven M. Manilla".

Department Head: Steven M. Manilla, P.E., County Executive-TNR

Sponsoring Court Member: Commissioner Huber, Precinct Three

AGENDA LANGUAGE: Receive comments regarding a request to authorize the filing of an instrument to vacate two five foot wide drainage easements located along the common lot line of Lots 2 and 3, Block 40 of Austin Lake Hills, Section One – Precinct Three.

BACKGROUND/SUMMARY OF REQUEST:

TNR staff has received a request to vacate two five foot wide drainage easements located along the common lot line of Lots 2 and 3, Block 40 of Austin Lake Hills, Section One. The easements are dedicated per plat note more specifically stated as a public utility easement and drainage easement. The subject lots are located at the corner of Lancer Lane (aka Granada Way per the original plat) and Saracen Road, two streets maintained by Travis County.

Professional engineer Kim Geary has stated that:

"...by vacating the drainage easements, as described on the enclosed survey and Exhibit A (metes and bounds description), no adverse or harmful events could occur. The drainage easements were written into the plat notes and have never been in use. Storm water flows to the drainage ditches along the streets."

After review of the submitted request and recommendation, staff has no objections to this vacation request. Staff foresees no opposition to this request.

STAFF RECOMMENDATIONS:

Staff members have received inquiries in regards to this vacation request and how the property is being used. Some inquirers have contacted TNR's enforcement department stating the property is being used as an "RV park" and that it detracts from the neighborhood. It is possible that constituents from the neighborhood might attend the hearing and voice opposition as to how the property is being used.

The request has been reviewed by TNR staff and staff finds the vacation requests meets all Travis County standards. As such, TNR staff recommends the vacation.

ISSUES AND OPPORTUNITIES:

According to the request letter the the septic system on this property is being replaced for a "change of use" case. A new system cannot be installed until these easements are abandoned.

FISCAL IMPACT AND SOURCE OF FUNDING:

N/A.

ATTACHMENTS/EXHIBITS:

- Order of Vacation
- Field Notes and Sketch
- Request/Engineer's Letter
- Sketch
- Sign Affidavit and Pictures
- Maps

REQUIRED AUTHORIZATIONS:

Cynthia McDonald	Financial Manager	TNR	854-4239
Steve Manilla	County Executive	TNR	854-9429
Anna Bowlin	Division Director	Development Services	854-7561
John Ellis	Engineer	Development Services	854-9805

CC:

Stacey Scheffel	Program Manager	TNR Permits	854-7565

SM:AB:ps

1101 - Development Services - Austin Lake Hills, Section One