



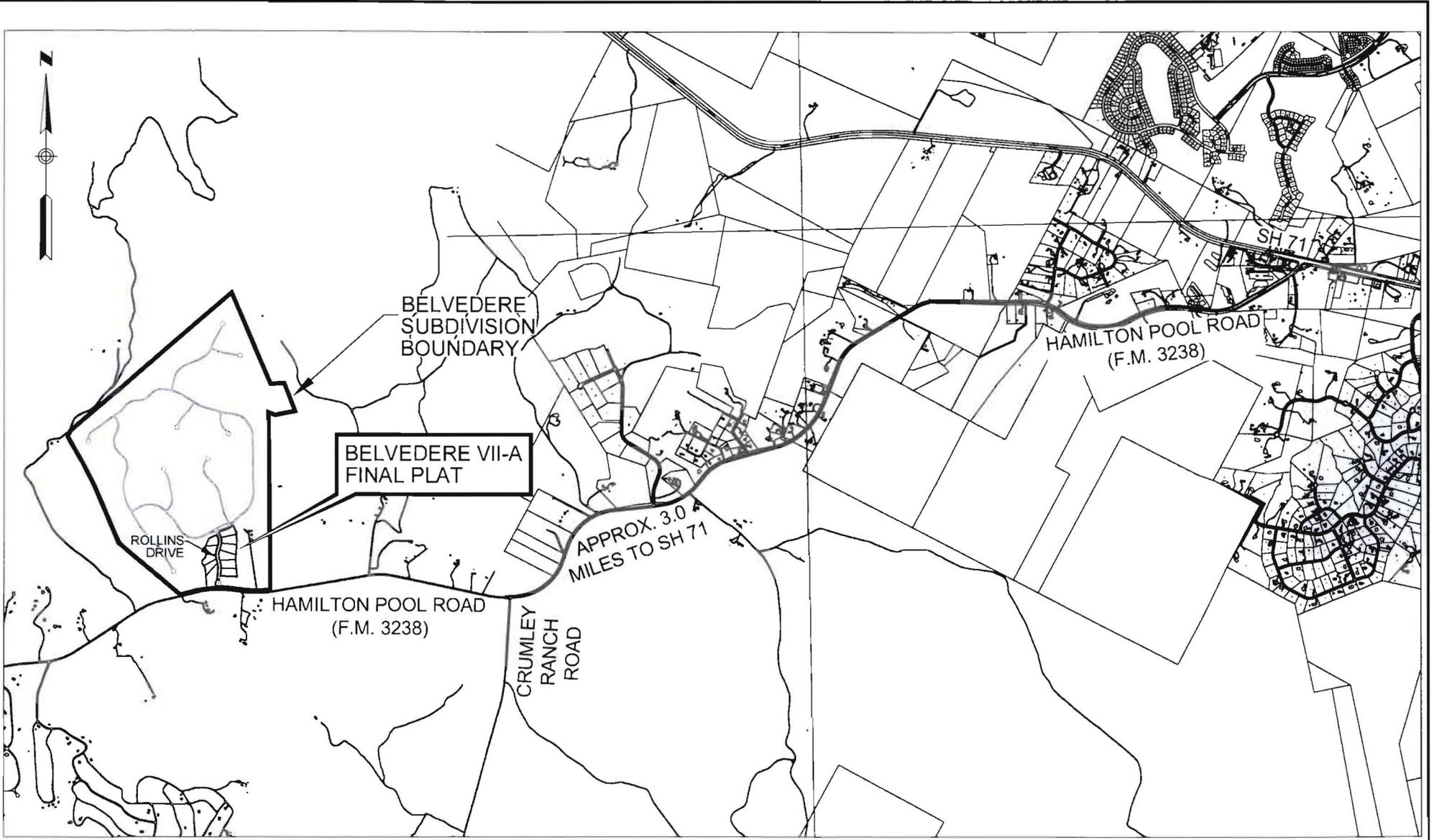
SECRET - Security Information  
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Cynthia McDonald	Financial Manager	TNR	854-4239
Steve Manilla	County Executive	TNR	854-9429

**CC:**


**SM:AB:mh**  
**1101 - Development Services Long Range Planning - Belvedere Phase VII-A Final Plat**





**LJA Engineering, Inc.**

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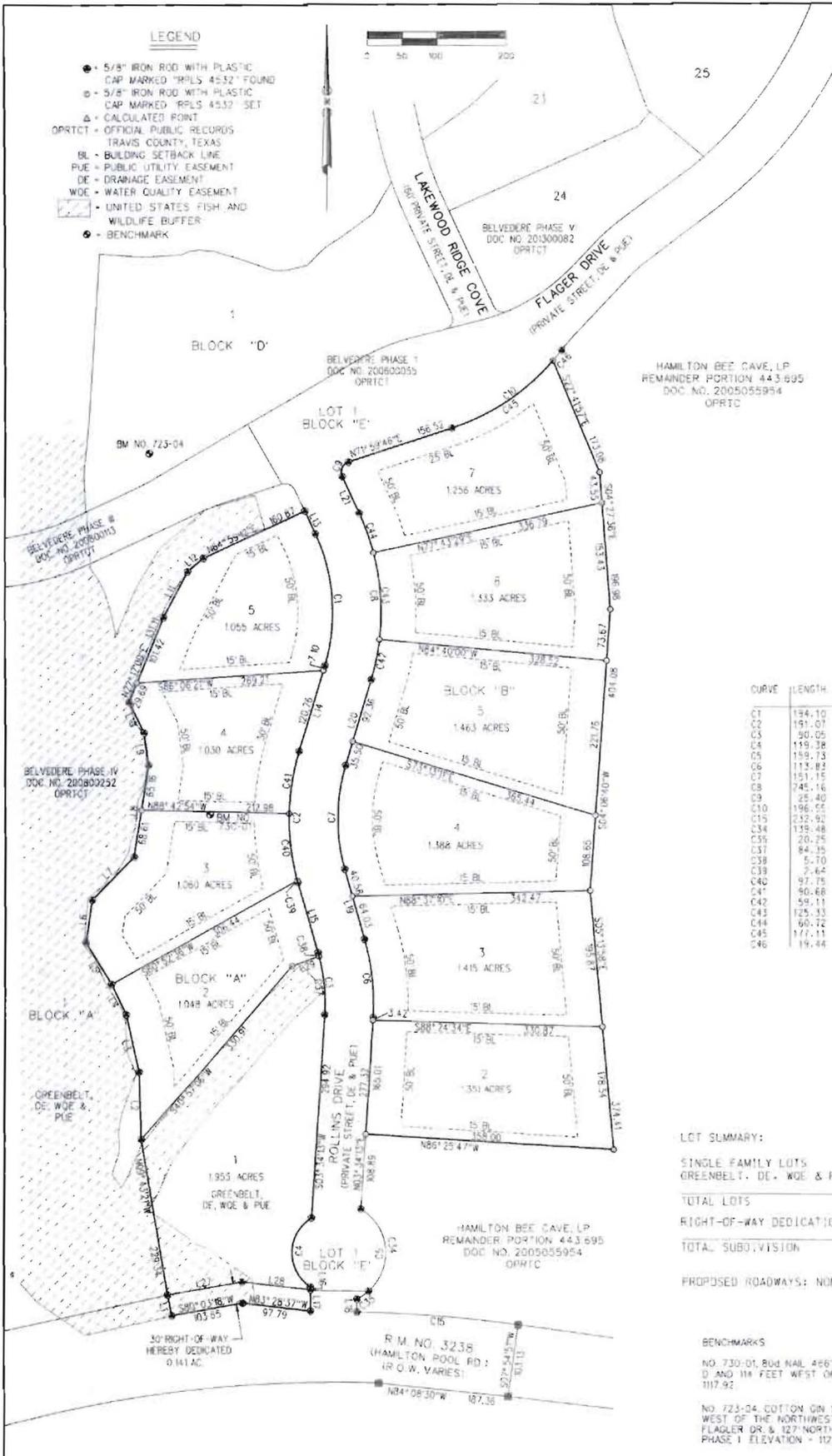
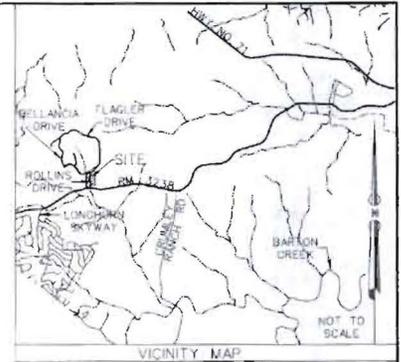
**BELVEDERE PHASE VII-A  
PROJECT LOCATION MAP**

SCALE: 1" = 3000'



**LEGEND**

- 5/8" IRON ROD WITH PLASTIC CAP MARKED "RPLS 4532" FOUND
- 5/8" IRON ROD WITH PLASTIC CAP MARKED "RPLS 4532" SET
- △ CALCULATED POINT
- OPRTCT OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS
- BL BUILDING SETBACK LINE
- PUE PUBLIC UTILITY EASEMENT
- DE DRAINAGE EASEMENT
- WDE WATER QUALITY EASEMENT
- UNITED STATES FISH AND WILDLIFE BUFFER
- BENCHMARK



LINE	DIRECTION	DISTANCE
L1	N11°04'07"W	30.01
L2	N02°07'52"W	38.92
L3	N12°41'02"W	83.41
L4	N25°52'54"W	48.29
L5	N31°37'26"W	70.54
L6	N08°07'44"E	61.61
L7	N44°20'34"E	86.35
L8	N08°57'04"E	133.77
L9	N07°48'54"W	46.43
L10	N28°14'58"W	49.06
L11	N27°52'47"E	74.37
L12	N69°47'21"E	25.31
L13	S25°00'48"E	35.85
L14	S16°46'45"W	127.86
L15	S15°53'57"E	104.61
L16	S00°05'27"E	4.01
L17	S00°03'27"E	20.20
L18	N00°03'27"W	18.27
L19	N15°53'51"W	104.61
L20	N16°46'45"E	127.86
L21	N25°00'48"W	57.82
L22	N80°03'18"E	106.58
L23	S83°28'37"E	98.67
L24	S69°52'23"W	41.13

CURVE	LENGTH	DELTA	RADIUS	DIRECTION	CHORD
C1	134.10	41°47'37"	266.10	S04°06'59"E	189.83
C2	191.07	32°40'45"	335.00	S00°26'26"W	188.49
C3	30.05	19°28'09"	265.00	S06°09'52"E	89.62
C4	119.38	114°00'07"	60.00	S00°55'03"W	100.54
C5	159.13	122°01'27"	75.00	N02°24'02"E	131.21
C6	113.82	19°28'09"	335.00	N06°09'52"W	113.29
C7	151.15	32°40'45"	265.00	N00°26'26"E	149.11
C8	245.16	41°47'37"	336.10	N04°06'59"W	238.76
C9	25.40	91°00'34"	15.00	N23°29'29"E	22.47
C10	196.55	34°07'34"	330.00	N54°55'59"E	135.68
C15	232.90	06°48'55"	1959.86	N85°36'45"W	232.78
C14	138.48	106°53'14"	75.00	S09°50'35"E	120.23
C35	20.25	15°28'13"	75.00	S55°40'59"W	20.19
C37	84.35	18°14'14"	265.00	S05°32'54"E	83.99
C38	5.70	01°13'56"	265.00	S15°16'59"E	5.70
C39	2.64	00°27'07"	335.00	S15°40'23"E	2.64
C40	97.75	16°43'07"	335.00	S07°05'15"E	31.41
C41	90.68	15°50'51"	335.00	S09°01'34"W	30.40
C42	59.11	10°04'55"	336.10	N1°44'32"E	39.03
C43	125.33	21°21'59"	336.10	N03°58'45"W	124.61
C44	60.72	10°21'05"	336.10	N13°50'19"W	60.84
C45	177.11	30°45'03"	330.00	N56°37'15"E	174.99
C46	19.44	03°22'31"	330.00	N39°33'28"E	19.44

**LOT SUMMARY:**

SINGLE FAMILY LOTS	10 - TOTAL ACREAGE	12.399 ACRES
GREENBELT, DE, WQE & PUE	1 - TOTAL ACREAGE	1.955 ACRES
<b>TOTAL LOTS</b>	<b>11 - TOTAL ACREAGE</b>	<b>14.354 ACRES</b>
RIGHT-OF-WAY DEDICATION (R.M. 3238)	1 - TOTAL ACREAGE	0.141 ACRE
<b>TOTAL SUBDIVISION</b>	<b>1 - TOTAL ACREAGE</b>	<b>14.495 ACRES</b>

PROPOSED ROADWAYS: NONE

**BENCHMARKS**

NO. 730-01, 804 NAL 466 SOUTH-EAST OF THE SOUTHWEST CORNER OF LOT 1, BLOCK D AND 114 FEET WEST OF THE WEST R.O.W. LINE OF ROLLINS DRIVE, ELEVATION - 117.92.

NO. 723-04, COTTON GIN SPINDLE SET IN 1" LIVE OAK (TAG NO. 4005) APPROX 148' WEST OF THE NORTHWEST CORNER OF THE INTERSECTION OF ROLLINS DR & FLAGLER DR & 127' NORTHEAST OF THE SOUTHWEST CORNER OF LOT 1, BLOCK D, PHASE 1. ELEVATION - 1125.84

DATE	08-16-13
PROJECT NO	1464-04
DRAWING NO	1464-03
SHEET NO	2 OF 3
FILENAME	1464-03-DIV1-F1A.DWG

**BELVEDERE PHASE VII-A**

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NO	REVISIONS	DRN	CHK	DATE

