



# Travis County Commissioners Court Agenda Request

**Meeting Date:** May 6, 2014

**Prepared By:** Tim Pautsch **Phone #:** (512) 854-7689

**Division Director/Manager:** Anna Bowlin - Division Director Development Services and Long Range Planning

*Carol B. Johnson*  
**Department Head:** Steven M. Manilla, P.E., County Executive-TNR

**Sponsoring Court Member:** Commissioner Daugherty, 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 Section 3A for Lot 3 Block A, 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., proposes to use this Cash Security Agreement, as follows: West Cypress Hills Section 3A Lot 3 Block A, \$1,281.00, 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:**

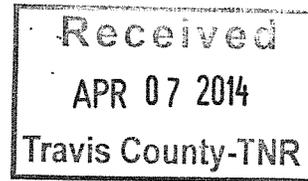
Cynthia McDonald	Financial Manager	TNR	(512) 854-4239
Steven M. Manilla	County Executive	TNR	(512) 854-9429
Anna Bowlin	Division Director Development Services Long Range Planning	TNR	(512) 854-7561
Stacey Scheffel	Permits Program Manager	TNR	(512) 854-7565


**CC:**

Tim Pautsch	Engineering Specialist	TNR	(512) 854-7689

**TP:AB:tp**

**1101 - Development Services Long Range Planning - West Cypress Hills Section 3A**



§ EXHIBIT 82.401 (C)

CASH SECURITY AGREEMENT - SIDEWALKS

TO: Travis County, Texas *4/3/14 Jp*

DEVELOPER/BUILDER: Highland Homes, Ltd. - Austin

ESCROW AGENT: Travis County Treasurer

AMOUNT OF SECURITY: \$1,281.00 ADDRESS: *5512 Cypress Ranch Blvd*

SUBDIVISION: West Cypress Hills  
 LOT: 3 BLOCK: A SECT.: 3A

DATE OF POSTING: *4/18/14* *Phase I*

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.

*Check# 0078687*

Received  
APR 07 2014  
Travis County-TNR

Cash Security Agreement - Sidewalks  
Page 2

DEVELOPER/BUILDER  
BY: Amy Brooks  
PRINT: Amy Brooks  
TITLE: Office Administrator  
PHONE: 512-834-8429 x108

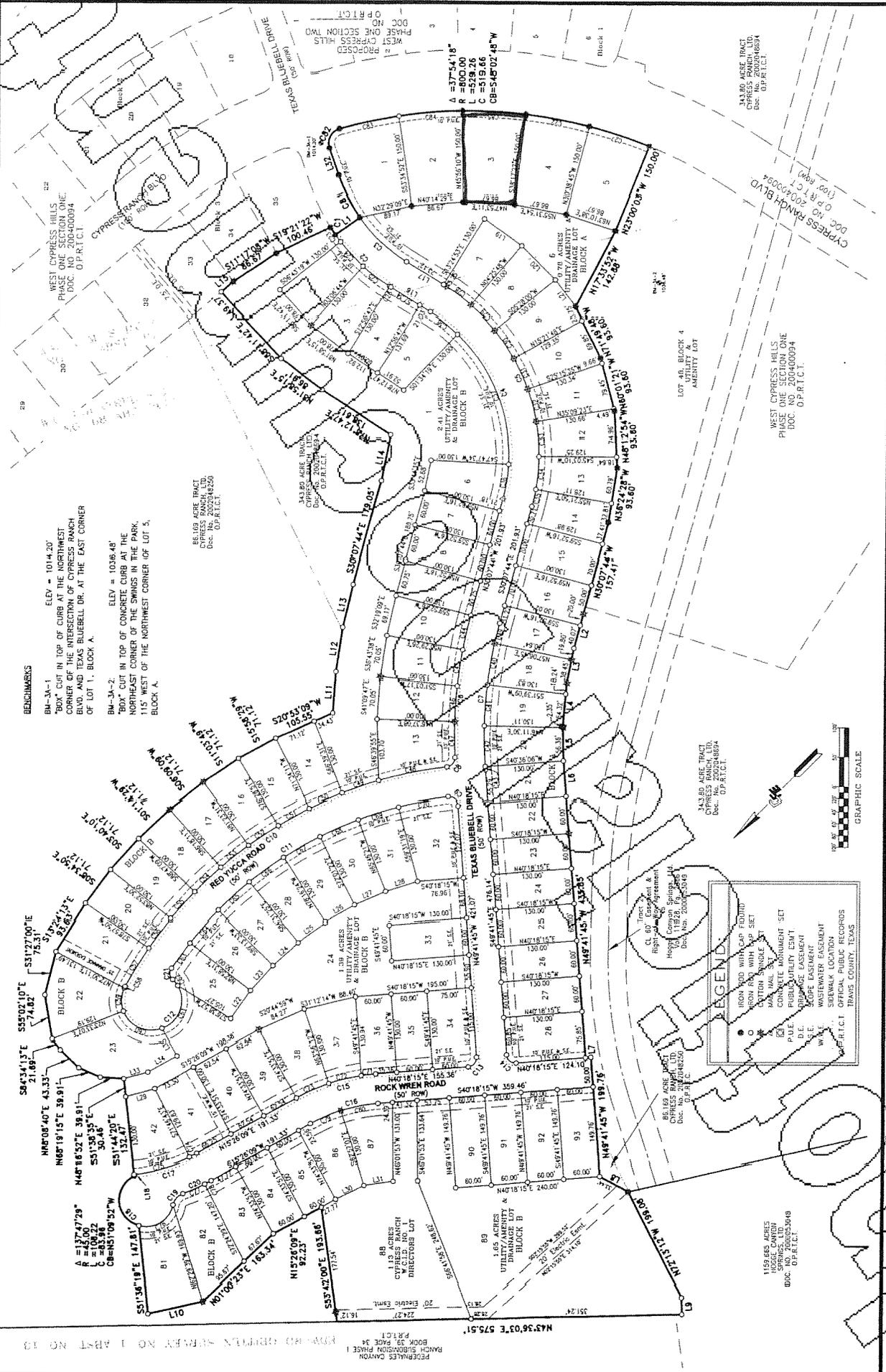
COMPANY NAME & ADDRESS  
Highland Homes Ltd. - Austin  
4201 W. Parmer Ln., Bldg B, Ste. 180  
Austin, Texas 78727

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

\_\_\_\_\_  
COUNTY JUDGE, TRAVIS COUNTY, TEXAS

\_\_\_\_\_  
Date

200600396



**BENCHMARKS**

BM-3A-1  
ELEV. = 1014.20'  
"BOX" CUT IN TOP OF CURB AT THE INTERSECTION  
CORNER OF THE INTERSECTION OF CYPRESS RANCH  
BLVD. AND TEXAS BLUEBELL DR. AT THE EAST CORNER  
OF LOT 1, BLOCK A.

BM-3A-2  
ELEV. = 1036.48'  
"BOX" CUT IN TOP OF CONCRETE CURB AT THE  
NORTHEAST CORNER OF THE SWINGS IN THE PARK,  
115' WEST OF THE NORTHWEST CORNER OF LOT 5,  
BLOCK A.

**LEGEND**

- IRON ROD WITH CAP FOUND
- IRON ROD WITH NO SET
- CANTON SINKHOLE SET
- CONCRETE CURB/STREET SET
- PUBLIC UTILITY EASMT
- E.E. EASEMENT
- E.E. EASEMENT
- WASTEWATER EASEMENT
- SIDEWALK LOCATION
- OFFICIAL PUBLIC RECORDS
- TRAVIS COUNTY, TEXAS

CFE PLAT NO.  
WCH-P153A-FP.dwg  
LINE 3

**3**  
OF 3

## WEST CYPRESS HILLS PHASE ONE SECTION THREE-A

<b>TRAVIS COUNTY, TEXAS</b>	
DATE:	MAY, 2006
SURVEYOR:	PAUL C. SAUVE, JR., R.F.L.S. No. 2518
TECHNICIAN:	RLM SAR
FIELD BOOK:	59, 96
JOB NUMBER:	2059.002
DESCRIPTION:	West Cypress Hills Phase One Section Three-A
DRAWING:	Final Plat/Phone Sec 3A WCH-P153A-FP.dwg

1159.665 ACRES  
1800 BOWLING GREEN, SUITE 250  
AUSTIN, TEXAS 78705  
P: 512-495-8470  
F: 512-495-8473

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Austin, Texas 78767-1528  
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**DAUKNER ENGINEERING**