Travis County Commissioners Court Agenda Request

Meeting Date: July 1, 2014
Prepared By: Michael Hettenhausen, planner **Phone #:** (512) 854-7563
Division Director/Manager: Anna Bowlin, Division Director, Development Services and Long Range Planning
Department Head: Steven M. Manilla, P.E., County Executive-TNR
Sponsoring Court Member: Commissioner Daugherty, Precinct Three

AGENDA LANGUAGE: Receive comments regarding a request for a total plat cancellation of the Revised Plat of Lot 1 Block A Angel Bay Subdivision in Precinct Three.

BACKGROUND/SUMMARY OF REQUEST:
In 2008, the owners of Lot 1 Block A Angel Bay Subdivision applied through Travis County to resubdivide the one 8.8 acre lot into two lots, located on Thurman Bend Road. This request was approved by Commissioners Court on September 30, 2008, and a resubdivision final plat was recorded with the County Clerk under document number 200800285, which created lots 1A and 1B.

The current owners of lots 1A and 1B, Joseph and Linda Louden, have applied through Travis County for a total plat cancellation of the Revised Plat of Lot 1 Block A Angel Bay Subdivision. Approval of the total plat cancellation will return lots 1A and 1B back to a single lot (Lot 1 Block A).

STAFF RECOMMENDATIONS:
Travis County staff has reviewed the application, cleared all comments, and recommends the motion.

ISSUES AND OPPORTUNITIES:
As part of the requirements for a plat cancellation, a notice of public hearing sign was placed on the subject property on June 4, 2014 to announce the date, time, and location of the public hearing.

FISCAL IMPACT AND SOURCE OF FUNDING:
None.

ATTACHMENTS/EXHIBITS:
Precinct map
Location map

Public notice sign photograph
Public notice sign photograph affidavit
Existing Plat
Proposed plat
Copy of vacation order

REQUIRED AUTHORIZATIONS:

Cynthia McDonald	Financial Manager	TNR	(512) 854-4239
Steven M. Manilla	County Executive	TNR	(512) 854-9429

CC:

SM:AB:mh
1101 - Development Services Long Range Planning - Total plat cancellation of the Revised Plat of Lot 1 Block A Angel Bay Subdivision

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

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 request for a total plat cancellation of the Revised Plat of Lot 1 Block A Angel Bay Subdivision in Precinct Three.

BACKGROUND/SUMMARY OF REQUEST:
In 2008, the owners of Lot 1 Block A Angel Bay Subdivision applied through Travis County to resubdivide the one 8.8 acre lot into two lots, located on Thurman Bend Road. This request was approved by Commissioners Court on September 30, 2008, and a resubdivision final plat was recorded with the County Clerk under document number 200800285, which created lots 1A and 1B.

The current owners of lots 1A and 1B, Joseph and Linda Louden, have applied through Travis County for a total plat cancellation of the Revised Plat of Lot 1 Block A Angel Bay Subdivision. Approval of the total plat cancellation will return lots 1A and 1B back to a single lot (Lot 1 Block A).

STAFF RECOMMENDATIONS:
Travis County staff has reviewed the application, cleared all comments, and recommends the approval of the plat cancellation.

ISSUES AND OPPORTUNITIES:
As part of the requirements for a plat cancellation, a notice of public hearing sign was placed on the subject property on June 4, 2014 to announce the date, time, and location of the public hearing. Staff has not received any inquiries regarding the public notice sign or plat cancellation.

FISCAL IMPACT AND SOURCE OF FUNDING:
None.

ATTACHMENTS/EXHIBITS:
Precinct map

Location map
Public notice sign photograph
Public notice sign photograph affidavit
Existing Plat
Proposed plat
Copy of vacation order

REQUIRED AUTHORIZATIONS:

Cynthia McDonald	Financial Manager	TNR	(512) 854-4239
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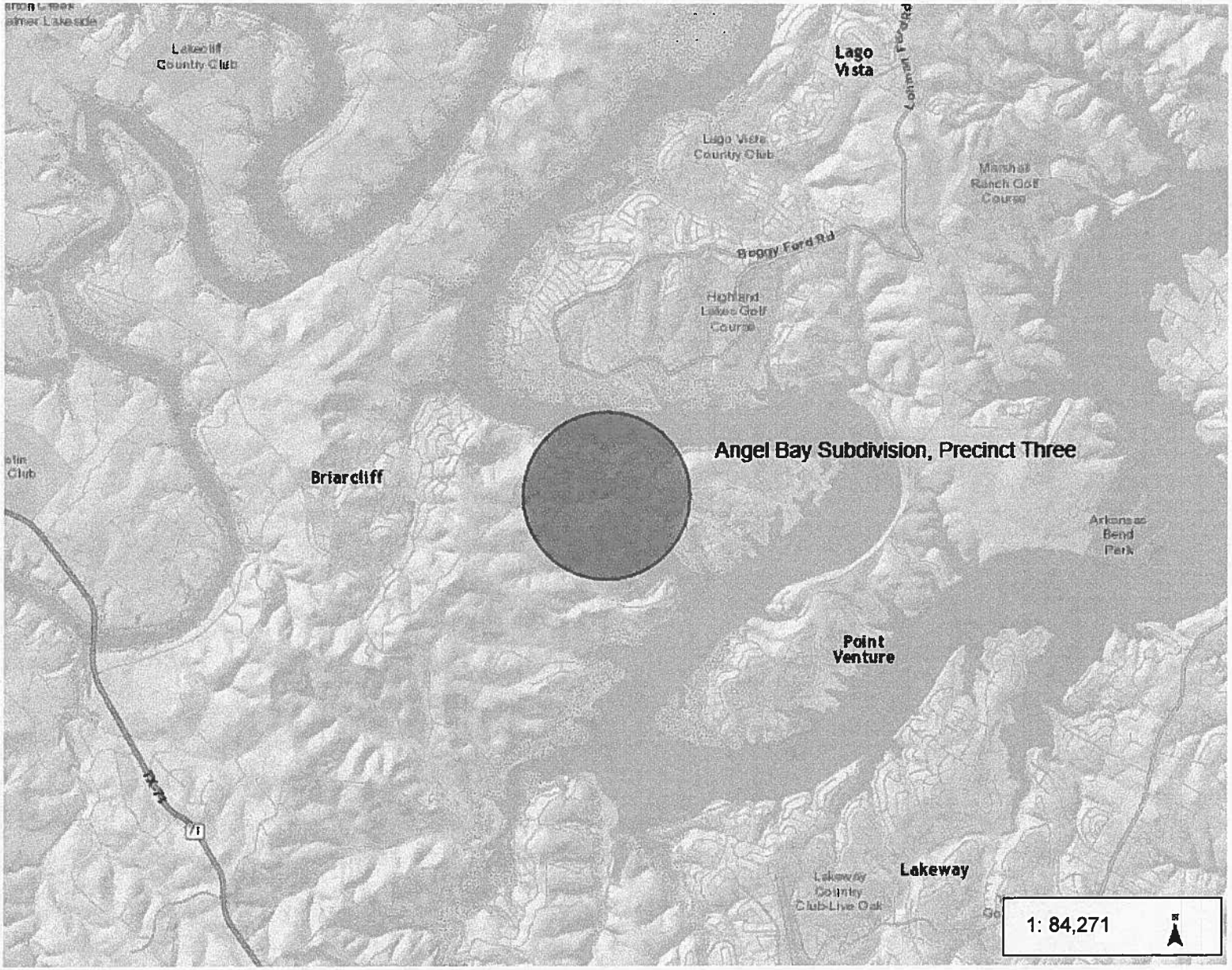
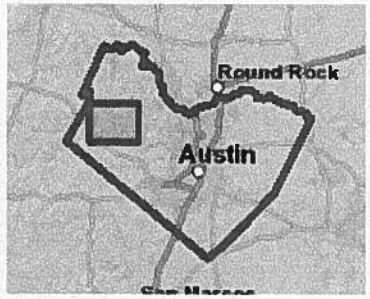
CC:

SM:AB:mh
1101 - Development Services Long Range Planning - Total plat cancellation of the Revised Plat of Lot 1 Block A Angel Bay Subdivision

Geocortex Essentials for ArcGIS Server

Precinct Map





Legend

Notes

Enter your Notes.

2.7 0 1.33 2.7 Miles

WGS_1984_Web_Mercator_Auxiliary_Sphere

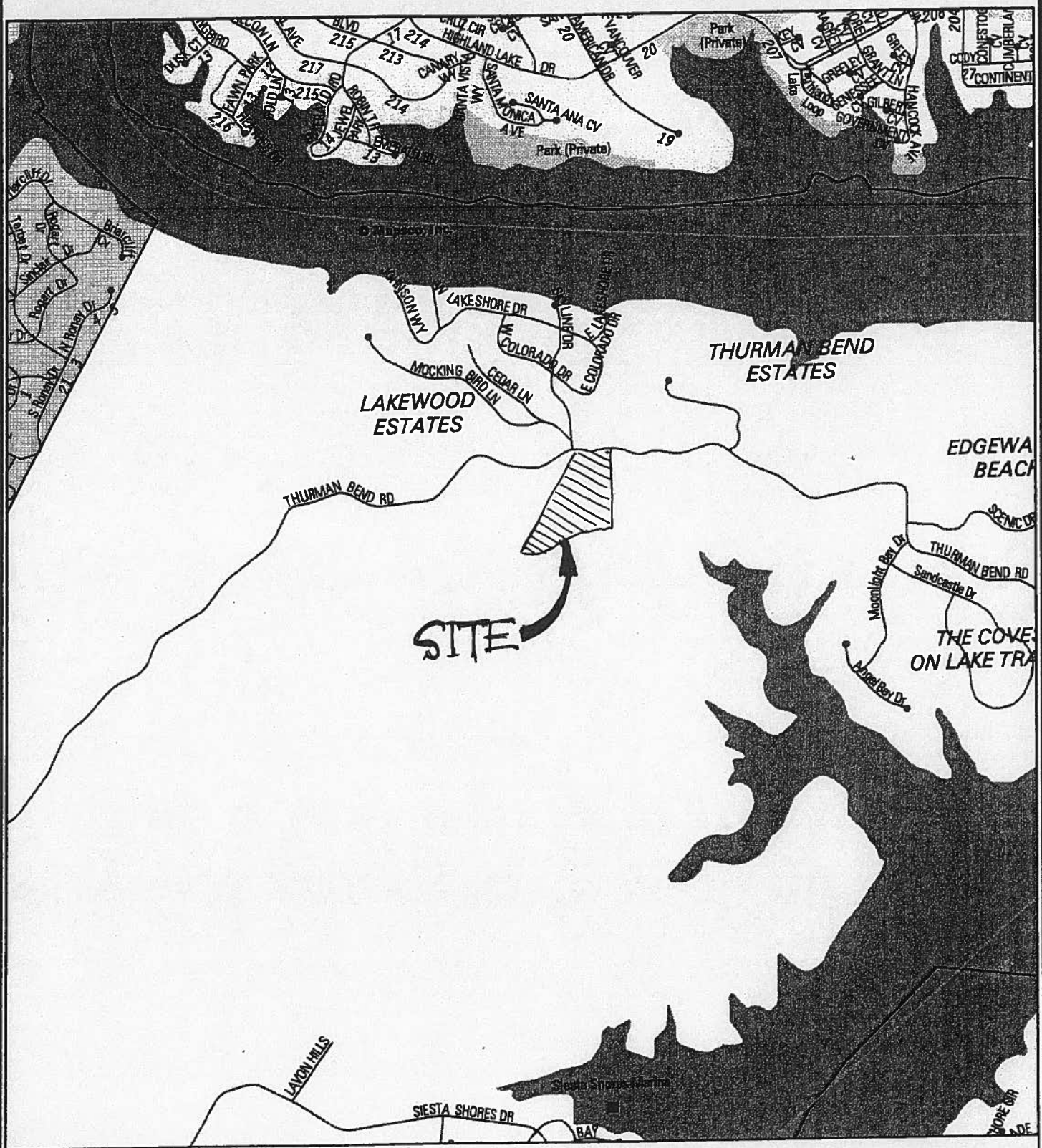
© Latitude Geographics Group Ltd.

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Lot 1 Angel Bay

MAPSCO



Location Map

copyright © 2002 MAPSCO, Inc.

0 ft 1545.11 ft 3090.22 ft

Scale 1 : 18 838

NOTICE OF
PUBLIC HEARING
JULY 1, 2014, AT 9:00 AM
TOTAL PLAT CANCELLATION OF THE
REVISED PLAT OF LOT 1 BLOCK A
ANGEL BAY
PRECINCT THREE
AT THE TRAVIS COUNTY
COMMISSIONERS COURTROOM
700 LAVACA STREET
(FIRST FLOOR), AUSTIN
FOR MORE INFORMATION CALL 512-854-7563

TRANSPORTATION AND NATURAL RESOURCES
STEVEN M. MANILLA, P.E., COUNTY EXECUTIVE
700 Lavaca Street
P.O. Box 1748
Austin, Texas 78767
tel 512-854-9383
fax 512-854-4649

AFFIDAVIT OF POSTING

TO: County Judge
County Commissioners
Travis County, Texas

A Public Notice of a total plat cancellation sign was posted on June 4, ***2014, at a point as near as practical to the area*** being cancelled, and was also posted at the Travis County Courthouse.

CERTIFIED THIS THE 5 DAY OF June, 2014.

SIGNATURE: Jaime Garcia

NAME (PRINT): Jaime Garcia

TITLE: TNR/R&B Supervisor

cc: Garcia (sign shop)
M:\PERMITS\SUBDIVN\Subdivision Review\Angel Bay Lot 1 Block A Resub\Cancellation\Work Request for Sign Postin

EXISTING PLAT

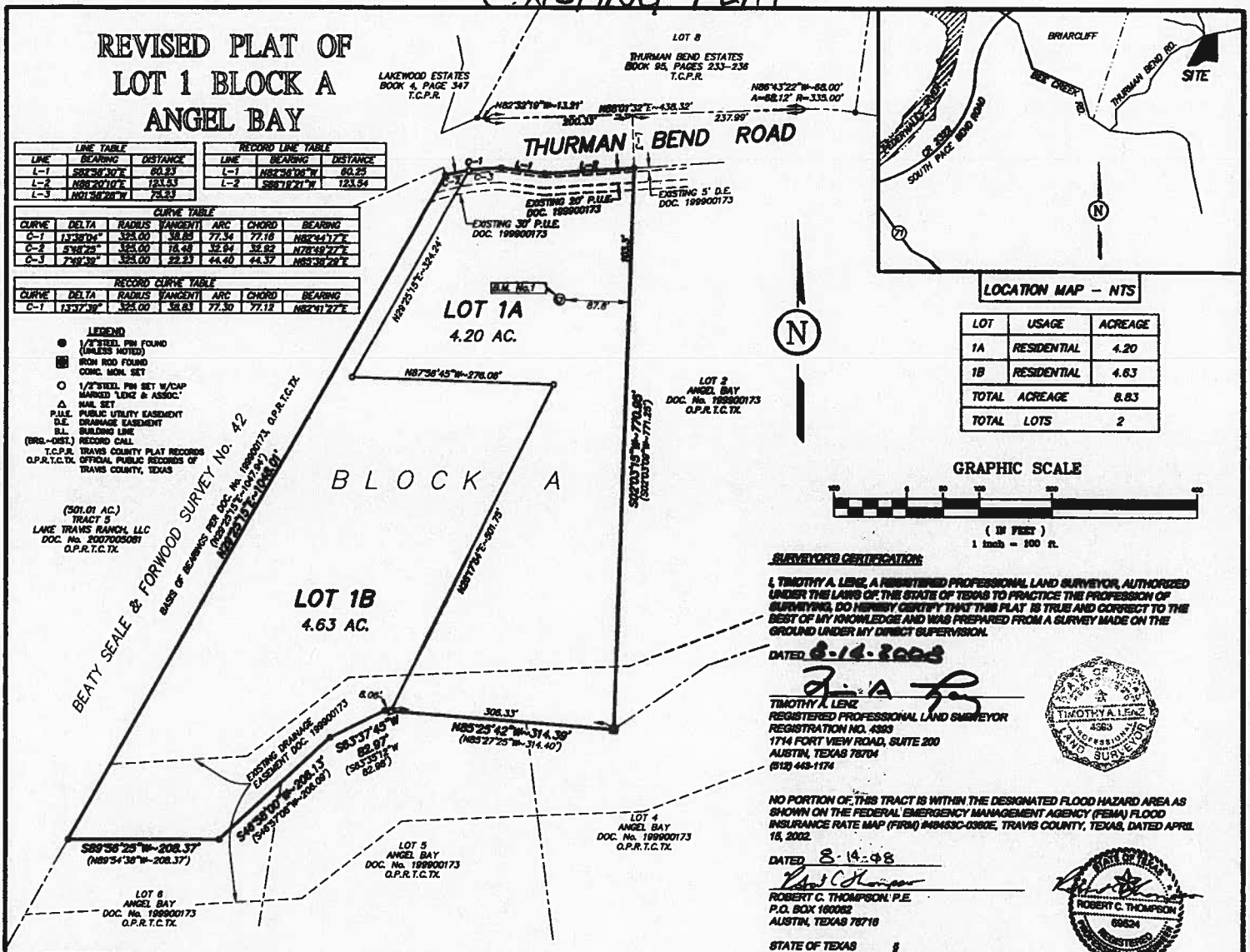
REVISED PLAT OF LOT 1 BLOCK A ANGEL BAY

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	S82°36'30"E	60.23
L-2	N86°20'10"E	123.53
L-3	N01°38'28"W	75.23

RECORD LINE TABLE		
LINE	BEARING	DISTANCE
L-1	N82°36'06"W	60.25
L-2	S86°18'21"W	123.54

CURVE TABLE						
CURVE	DELTA	RADIUS	TANGENT	ARC	CHORD	BEARING
C-1	13°38'04"	325.00	38.85	77.34	77.16	N82°44'17"E
C-2	5°48'25"	325.00	16.48	32.94	32.92	N78°49'27"E
C-3	7°49'39"	325.00	22.23	44.40	44.37	N85°38'28"E

RECORD CURVE TABLE						
CURVE	DELTA	RADIUS	TANGENT	ARC	CHORD	BEARING
C-1	13°37'39"	325.00	38.83	77.30	77.12	N82°41'27"E



LOT	USAGE	ACREAGE
1A	RESIDENTIAL	4.20
1B	RESIDENTIAL	4.63
TOTAL	ACREAGE	8.83
TOTAL	LOTS	2

GRAPHIC SCALE

(IN FEET)
1 inch = 100 ft.

LEGEND
- 1/2" STEEL PIN FOUND (UNLESS NOTED)
- IRON ROD FOUND CONC. MON. SET
- 1/2" STEEL PIN SET W/CAP MARKED "LENZ & ASSOC."
- △ NAIL SET
- P.U.E. PUBLIC UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- B.L. BUILDING LINE
- (BRG.-DIST.) RECORD CALL
- T.C.P.R. TRAVIS COUNTY PLAT RECORDS
- O.P.R.T.C.TX. OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

SURVEYOR'S CERTIFICATION:

I, TIMOTHY A. LENZ, A REGISTERED PROFESSIONAL LAND SURVEYOR, AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND WAS PREPARED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION.

DATED 8-14-2008

TIMOTHY A. LENZ
REGISTERED PROFESSIONAL LAND SURVEYOR
REGISTRATION NO. 4393
1714 FORT VIEW ROAD, SUITE 200
AUSTIN, TEXAS 78704
(512) 443-1174

NO PORTION OF THIS TRACT IS WITHIN THE DESIGNATED FLOOD HAZARD AREA AS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) #48453C-0390E, TRAVIS COUNTY, TEXAS, DATED APRIL 16, 2002.

DATED 8-14-08

ROBERT C. THOMPSON, P.E.
P.O. BOX 160002
AUSTIN, TEXAS 78716

STATE OF TEXAS §
COUNTY OF TRAVIS §

THAT MICHAEL S. CLARKE AND POLLY C. CLARKE, OWNERS OF LOT 1, BLOCK A, ANGEL BAY, A SUBDIVISION OF RECORD IN DOCUMENT No. 199900173, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, CONVEYED TO US BY DEED OF RECORD RECORDED IN DOCUMENT No. 2004207648, DO HEREBY RESUBDIVIDE SAID LOT IN ACCORDANCE WITH CHAPTER 232.009 OF THE TEXAS LOCAL GOVERNMENT CODE, IN ACCORDANCE WITH ATTACHED PLAT TO BE KNOWN AS:

REVISED PLAT OF
LOT 1 BLOCK A
ANGEL BAY

SUBJECT TO THE COVENANTS AND RESTRICTIONS SHOWN HEREON, AND DO HEREBY DEDICATE TO THE PUBLIC THE USE OF THE EASEMENTS AS SHOWN HEREON, UNLESS OTHERWISE INDICATED, SUBJECT TO ANY RESTRICTIONS AND EASEMENTS HERETOFORE GRANTED AND NOT RELEASED.

MICHAEL S. CLARKE — DATE
20311 CORDELL LANE
SPICEWOOD, TEXAS 78669

POLLY C. CLARKE — DATE
20311 CORDELL LANE
SPICEWOOD, TEXAS 78669

STATE OF TEXAS §
COUNTY OF TRAVIS §

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE__DAY OF_____, 20__, A.D., BY MICHAEL S. CLARKE.

WITNESS MY HAND AND SEAL OF OFFICE, THIS__DAY OF_____, 20__, A.D.

NOTARY PUBLIC IN AND FOR_____, TEXAS.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE__DAY OF_____, 20__, A.D., BY POLLY C. CLARKE.

WITNESS MY HAND AND SEAL OF OFFICE, THIS__DAY OF_____, 20__, A.D.

NOTARY PUBLIC IN AND FOR_____, TEXAS.

STATE OF TEXAS §
COUNTY OF TRAVIS §

I, DANA DEBEAUVOIR, CLERK OF THE COUNTY COURT, OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT ON THE____DAY OF_____, 20__, A.D., THE COMMISSIONERS COURT OF TRAVIS COUNTY, TEXAS, PASSED AN ORDER AUTHORIZING THE FILING FOR RECORD OF THIS PLAT, AND THAT SAID ORDER WAS DULY ENTERED IN THE MINUTES OF SAID COURT.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY COURT OF SAID COUNTY, THE___DAY OF_____, 20__, A.D.

DANA DEBEAUVOIR, COUNTY CLERK, TRAVIS COUNTY, TEXAS.

DEPUTY

THE STATE OF TEXAS §
COUNTY OF TRAVIS §

I, DANA DEBEAUVOIR, CLERK OF TRAVIS COUNTY, TEXAS DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE____DAY OF_____, 20__, A.D. AT __O'CLOCK__M., AND DULY RECORDED ON THE____DAY OF_____, 20__, A.D., AT __O'CLOCK__M., OF SAID COUNTY AND STATE IN DOCUMENT No._____OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS THE DAY OF_____, 20__, A.D.

DANA DEBEAUVOIR, COUNTY CLERK,
TRAVIS COUNTY, TEXAS.

DEPUTY

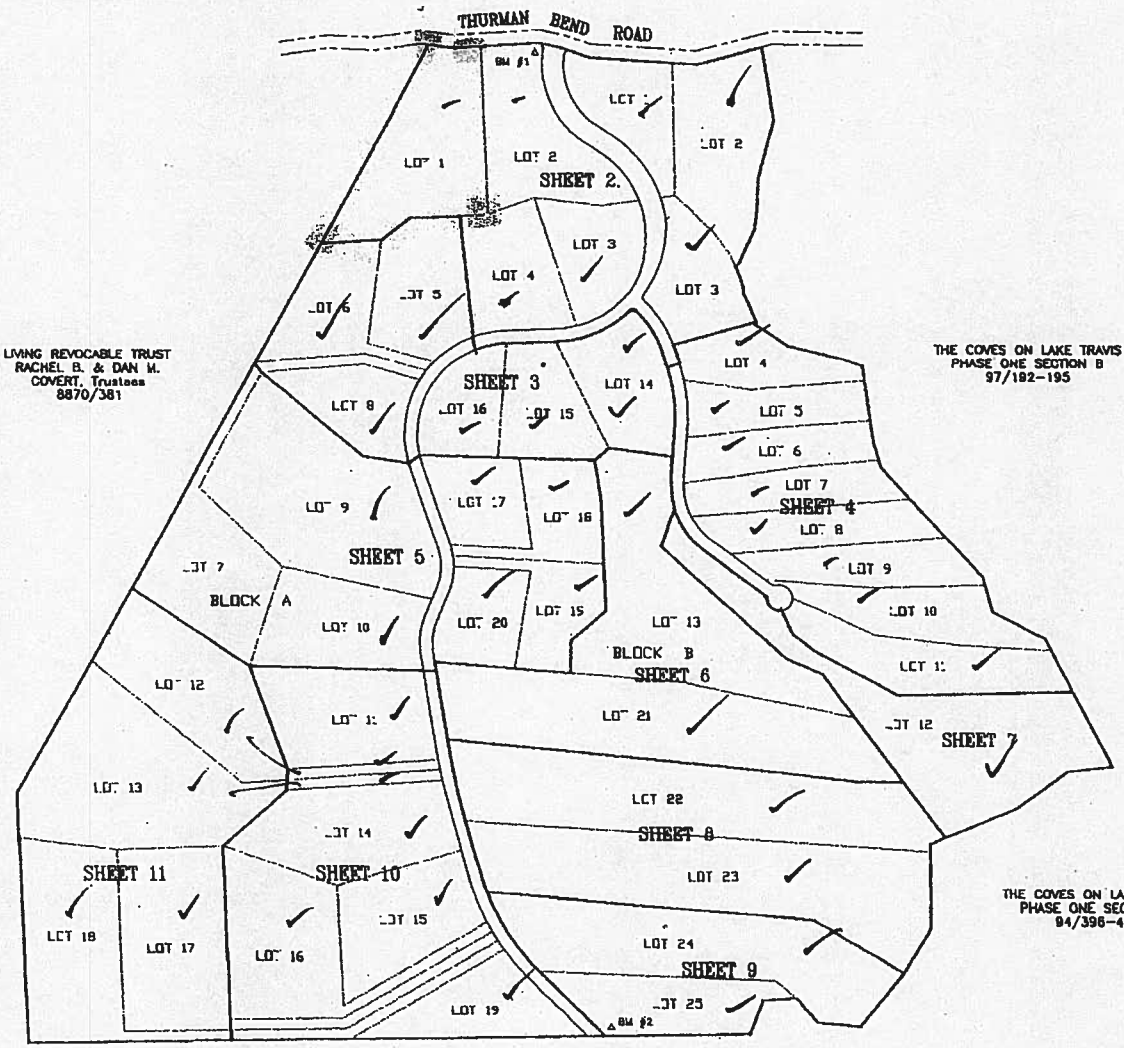
LENZ & ASSOCIATES, INC.
COMPLETE PROFESSIONAL LAND SURVEYING SERVICES
(512) 443-1174
1714 FORT VIEW RD., SUITE 200
AUSTIN, TEXAS 78704

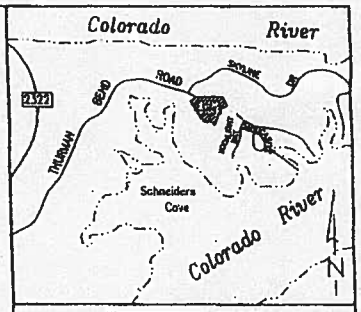
SURVEY # 2008-0222 F.B. 840/15, 840/31

G:\Land Projects 3\Angel Bay-Lot 1 Block A\Angel\Resubdivision Plat_2008-0222.dwg, 8/15/2008 2:51:08 PM, dsmm

ORIGINAL PLAT

ANGEL BAY





VICINITY MAP
(NOT TO SCALE)

McANGUS SURVEYING CO., INC.

1101 HIGHWAY 360 SOUTH
BUILDING E, SUITE 230
AUSTIN, TEXAS 78746
(512)328-9302

JOB No. 93-119(ABP) SHEET 1 of 13

1999100173

$33.00 6/2/1999

PHOTOGRAPHIC MYLAR

§ EXHIBIT 82.201B TOTAL CANCELLATION OF "**REVISED PLAT OF LOT 1 BLOCK A ANGEL BAY**"

THE STATE OF TEXAS §
§
COUNTY OF TRAVIS §

WHEREAS, **REVISED PLAT OF LOT 1 BLOCK A ANGEL BAY**, is recorded in Document # 200800285 of the Travis County, Texas, Plat Records; and

WHEREAS, The Travis County Commissioners Court by Order authorized the undersigned owners of **REVISED PLAT OF LOT 1 BLOCK A ANGEL BAY** to cancel **REVISED PLAT OF LOT 1 BLOCK A ANGEL BAY**;

NOW, THEREFORE:

Pursuant to the provisions of Chapter 232.008 of the Texas Local Government Code, the owners of **REVISED PLAT OF LOT 1 BLOCK A ANGEL BAY**, do hereby cancel **REVISED PLAT OF LOT 1 BLOCK A ANGEL BAY**, provided, said subdivision shall, however, otherwise remain in full force and effect.

EXECUTED THE DAYS HEREAFTER NOTED.

DATE	OWNER'S SIGNATURE
5/7/14	Joseph S. Louden Jr.
5-7-14	Linda S. Louden

ACKNOWLEDGMENT (FOR EACH OWNER)

THE STATE OF TEXAS §

COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 7th of May, 2014, by Cathleen Williams, in the capacity stated herein.

NOTARY PUBLIC STATE OF TEXAS
Cathleen Williams
My Commission Expires
09/30/2014

Cathleen Williams
Signature of Notary

STATE OF TEXAS

COUNTY OF TRAVIS

On _____, 20 _____, the Travis County Commissioners Court approved the total cancellation of the subdivision known as _____, as described above.

EXECUTED, this _____ day of _____, 20 _____.

Dana Debeauvoir, County Clerk

Travis County, Texas

By: _____

Deputy

Return to:

Michael Hettenhausen, TNR

Via interoffice mail