



Travis County Commissioners Court Agenda Request

Meeting Date: July 29, 2014

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

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 Davis, Precinct One

AB

AGENDA LANGUAGE: Consider and take appropriate action on a Cash Security Agreement with Gehan Homes LTD., for sidewalk fiscal for Avalon Phase 7B for lot 14 Block O, in Precinct One.

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:

Gehan Homes LTD., propose to use this Cash Security Agreement, as follows: Avalon Phase 7B Lot 14 Block O, \$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	(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

SS

	Floodplain Administrator		

CC:

Tim Pautsch	Engineering Specialist	TNR	(512) 854-7689

TP:AB:tp

1101 - Development Services Long Range Planning - Avalon Phase 7B

DEVELOPER/BUILDER

COMPANY NAME & ADDRESS

BY: Kay Coen

Gehan Homes

PRINT: KAY COEN

3815 S Capital of Texas Hwy #275

TITLE: PURCH COOR

Austin TX 78704

PHONE: 512 330 9366 x4203

APPROVED BY THE TRAVIS COUNTY COMMISSIONERS' COURT: _____
Date

COUNTY JUDGE, TRAVIS COUNTY, TEXAS

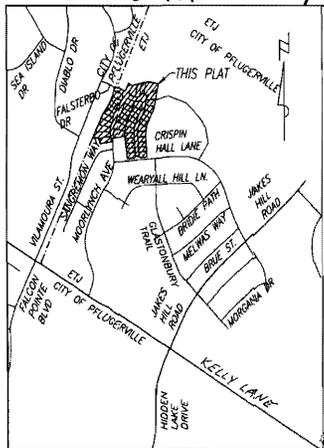
Date

201300111

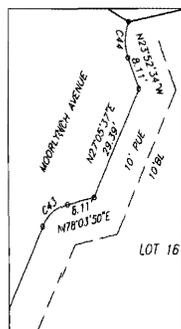
6/11/13

\$92

293



LOCATION MAP NOT TO SCALE



DETAIL A SCALE: 1" = 20'



DETAIL B SCALE: 1" = 20'

LINE	BEARING	LENGTH
L1	S01°34'49"W	55.27'
L2	S08°46'22"W	63.90'
L3	S22°34'46"W	60.19'
L4	S01°34'49"W	35.40'
L5	S01°34'49"W	19.87'
L6	S11°44'10"E	28.31'
L7	S11°44'10"E	28.31'
L8	N61°13'14"W	10.93'
L9	N61°13'14"W	11.48'
L10	S79°13'28"W	8.92'
L11	S79°13'28"W	4.00'
L12	S79°13'28"W	4.93'
L13	S79°13'28"W	11.58'

LOT AREAS (IN SQUARE FEET)

- J-35 8,701
- J-36 14,475
- J-37 11,864
- J-38 9,846
- J-39 8,482
- J-40 8,144
- J-41 8,133
- J-42 8,122
- J-43 8,111
- J-44 9,158
- N-1 8,615
- N-2 7,500
- N-3 7,500
- N-4 7,500
- N-5 8,764
- N-6 8,841
- N-7 8,952
- N-8 7,065
- N-9 7,772
- N-10 9,279
- N-11 10,240
- N-12 12,648
- N-13 24,323
- N-14 8,984
- N-15 9,871
- N-16 11,865
- O-1 8,622
- O-2 7,820
- O-3 7,892
- O-4 8,165
- O-5 8,785
- O-6 8,419
- O-7 8,837
- O-8 7,839
- O-9 7,500
- O-10 7,500
- O-11 10,385
- O-12 9,120
- O-13 7,500
- O-14 7,500
- O-15 7,500
- O-16 7,642
- O-17 11,287
- O-18 12,577

CURVE	LENGTH	RADIUS	CURVE TABLE		CHORD BRING.	CHORD
			DELTA	CHORD BRING.		
C1	38.13	25.00	89°41'09"	N71°56'12"E	35.28	
C2	38.27	25.00	90°00'00"	N49°32'52"W	35.38	
C3	38.27	25.00	90°00'00"	S49°27'08"W	35.38	
C4	38.41	25.00	90°18'51"	N18°03'48"W	35.45	
C5	39.13	25.00	90°18'51"	N71°56'12"E	35.28	
C6	36.41	25.00	90°18'51"	N18°03'48"W	35.45	
C7	127.82	195.00	37°13'19"	S81°55'57"E	125.54	
C8	68.17	195.00	20°19'26"	S71°22'57"E	68.81	
C9	58.64	195.00	17°13'53"	S87°59'24"W	58.42	
C10	160.59	245.00	32°13'19"	S81°59'53"E	157.73	
C11	90.82	245.00	21°14'17"	S71°50'22"E	90.30	
C12	68.77	245.00	16°19'02"	S87°22'58"W	69.54	
C13	44.47	25.00	101°55'42"	S49°48'41"E	38.84	
C14	21.03	25.00	48°11'23"	S53°07'46"W	20.41	
C15	185.40	50.00	188°32'01"	S54°11'55"E	99.65	
C16	57.19	50.00	65°32'01"	S63°48'05"W	54.12	
C17	49.69	50.00	56°56'28"	S54°57'40"E	47.67	
C18	55.24	50.00	67°12'56"	S05°09'13"W	52.47	
C19	3.28	50.00	34°35'45"	S38°41'18"W	3.28	
C20	18.43	25.00	42°14'11"	S19°27'00"W	18.01	
C21	112.95	225.00	28°45'43"	S12°42'46"W	111.77	
C22	34.54	225.00	8°47'43"	S02°41'46"W	34.51	
C23	53.76	225.00	13°41'23"	S13°58'36"W	53.63	
C24	24.65	225.00	6°18'36"	S23°57'16"W	24.64	
C25	79.23	175.00	25°56'27"	S14°07'23"W	78.65	
C26	146.35	265.00	31°38'29"	N11°18'37"E	144.49	
C27	17.99	265.00	1°58'20"	N02°36'12"W	17.98	
C28	54.67	265.00	1°49'14"	N05°15'06"E	54.67	
C29	54.98	265.00	11°53'12"	N07°06'21"E	54.88	
C30	18.70	265.00	4°02'38"	N05°04'18"E	18.70	
C31	118.73	215.00	34°38'29"	N01°16'37"E	117.23	
C32	40.31	215.00	10°44'28"	N08°19'28"E	40.25	
C33	78.43	215.00	28°54'01"	N05°30'37"E	77.90	
C34	182.98	270.00	38°40'42"	N04°40'43"E	179.50	
C35	3.33	270.00	0°42'25"	N11°28'58"W	3.33	
C36	54.92	270.00	11°39'42"	N05°12'59"W	54.82	
C37	54.92	270.00	11°39'12"	N06°27'03"E	54.82	
C38	54.92	270.00	11°39'12"	N06°11'57"E	54.82	
C39	14.90	270.00	1°09'46"	N23°40'44"E	14.90	
C40	172.32	210.00	38°49'47"	N07°46'43"E	139.61	
C41	53.71	210.00	14°38'17"	N19°45'59"E	53.57	
C42	88.61	110.00	24°10'30"	N00°21'05"E	87.95	
C43	8.90	110.00	50°58'14"	N52°34'44"E	8.61	
C44	8.90	110.00	60°28'14"	N01°36'33"E	8.61	

- DRAINAGE EASEMENT
- PUBLIC UTILITY EASEMENT
- FOUND 1/2" IRON ROD
- SET 1/2" IRON ROD WITH RJ SURVEYING CAP
- MONUMENT
- SIDEWALK REQUIRED (4' WIDE)

SUBMISSION SUMMARY:

	LOTS	ACRES
RESIDENTIAL:	44	8.40
NON-RESIDENTIAL:	0	0.00
PRIVATE OPEN SPACE:	0	0.00
RETENTION:	0	0.00
RESIDENTIAL INCLUDED IN THIS PHASE:	44	8.40
PREVIOUS RESIDENTIAL PHASES:	309	63.47
TOTAL RESIDENTIAL:	353	71.87
PUBLIC PARKLAND INCLUDED IN THIS PHASE:	0	0.00
TOTAL PARKLAND REQUIRED:	7.66	
TOTAL PARKLAND DEDICATED TO DATE:	0	39.00

PROPERTY OWNER / SUBOWNER	SITE DATA
GENAM HOMES	17,744 ACRES
15725 NORTH DALLAS PARKWAY	PHILIP COLDEN SURVEY No. 17, ABSTRACT No. 328
SUITE 300	44 SINGLE FAMILY LOTS
ADDISON, TX 75001	3 BLOCKS
	1875 LINEAR FEET OF NEW STREETS

1 MAY 3, 2013 ADDRESSED CITY COMMENTS FROM APR. 12, 2013. RW

REVISION DATE DESCRIPTION SCALE: 1" = 100' BY

DATE: JUNE 14, 2012

RANDALL JONES & ASSOCIATES ENGINEERING, INC.
 1212 E. BRAKER LANE, AUSTIN, TEXAS 78753
 (512) 836-4793 FAX: (512) 836-4817 F-7874

RJ SURVEYING & ASSOCIATES, INC.
 1212 E. BRAKER LANE, AUSTIN, TEXAS 78753
 (512) 836-4793 FAX: (512) 836-4817

FINAL PLAT OF AVALON PHASE 7B TRAVIS COUNTY, TEXAS



KM AVALON, LTD. 199.73 ACRES DOCUMENT No. 2009118416

BOARD OF TRUSTEES OF THE PFLUGERVILLE SCHOOL DISTRICT 13,451 ACRES DOCUMENT No. 2008R05044

APPROXIMATELY 1800' WET OF 1/4 SEC. 10 TO 20, T. 25S. R. 10E, S. 200

POINT OF BEGINNING

CRISPIN HALL LANE

THRU ANIMOLYSTYD

AVAILON PHASE 1/2 DOC. NO. 20090157

BENCHMARK CHISELED TOP OF CURB EL. 677.48 NAVD 88

N=10144150.85 E=3167033.14

AVAILON PHASE 3 DOC. NO. 200800366

AVAILON PHASE 2 DOC. NO. 20090157

AVAILON PHASE 1 DOC. NO. 200800366

AVAILON PHASE 0 DOC. NO. 200800366

AVAILON PHASE 7B DOC. NO. 201300111