

Received 9/15/2022

Attachment 4



Notice of Pending Subdivision Variance and Replat  
City of Bastrop  
Planning & Zoning Commission  
And City Council

Dear Property Owner:

The **Planning and Zoning Commission** will conduct a public hearing on **Thursday, September 15, 2022 at 6:00 p.m.** and the **City Council** may conduct a public hearing (if appealed) **Tuesday, October 11, 2022 at 6:30 p.m.** in the **City Hall Council Chambers located at 1311 Chestnut Street, Bastrop, Texas** on the following request:

Consider action to approve two subdivision variances 1) The B<sup>3</sup> Code Technical Manual Section 3.2.005 requires all new lots to be a minimum of 1 acre in size if utilizing on-site sewer facilities (septic). 2) The 2018 International Fire Code, Appendix D, Section D107 requires a subdivision with more than 30 units/lots to have a secondary point of egress and replat for Piney Ridge Section 1, Block A, Lot 11, being 1.838 acres out of Piney Ridge Subdivision, located at TBD Post Oak Rim, within the City Limits of Bastrop, Texas.

Applicant: James Garon/ James E. Garon & Associates, Inc  
Owner: Martha Miles  
Address: TBD Post Oak Rim  
Legal Description: 1.838 acres out of the Piney Ridge Subdivision  
Lots Created: 1 (one lot divided into two)  
Zoning Designation: P-2 Rural

**The site location map is attached for reference.**

As a property owner within 200 feet of the above referenced property, you are being notified of the upcoming meetings per the Texas Local Government Code Chapter 212.05(a-1). For more information or to provide comments on this project, you may contact the Planning & Development Department at (512) 332-8840, visit or mail your response card below to the office at 1311 Chestnut Street, Bastrop, Texas 78602. The agenda will be posted 72 hours in advance at

<https://bastrop-tx.municodemeetings.com/?field=microsite&tid=selective=571>



**PROPERTY OWNER'S RESPONSE**

As a property owner within 200 feet: (please check one)

- ☐ I am in favor of the request.  
☒ I am opposed to the request.  
☐ I have no objection to the request.

Property Owner Name:

GREG WARNER & PATRICIA GREEN

Property Address:

133 Post Oak Rim

Mailing Address (if different than property address):

Phone (optional):

(512) 217-4094

Email (optional):

pgreen1@aol.com

Property Owner's Signature:

Re: Piney Ridge Subdivision Variance and Replat

PLANNING DEPARTMENT

1311 Chestnut Street • Bastrop, Texas 78602 • 512.332.8840 • [www.cityofbastrop.org](http://www.cityofbastrop.org)

## PROPERTY OWNER'S RESPONSE

As a property owner within 200 feet: (please check one)

- ☐ I am in favor of the request.
- ☒ I am opposed to the request.
- ☐ I have no objection to the request.

Property Owner Name:

*Randolph and Stephani Daniel*

Property Address:

*138 Post Oak Rm, Bastrop, TX 78602*

Mailing Address (if different than property address):

Phone (optional):

*512.383.0337*

Email (optional):

Property Owner's Signature:

*[Signature]*

Re: Piney Ridge Subdivision Variance and Replat

## PLANNING DEPARTMENT

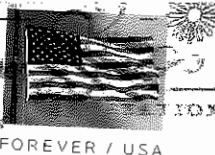
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FLOWER SHOPPE.biz

theflowershoppe.biz

op 150 W. Ste D

p, TX 78602

*138 Post Oak Rm  
BASTROP, TX 78602*AUSTIN TX 787  
RIO GRANDE DISTRICT  
8 SEP 2022 PM 3 L*P. Cl.  
Trunkin*

*CITY OF BASTROP PLANNING DEPT  
RE: PINEY RIDGE Subdivision  
Variance and Replat  
1311 CHESTNUT STREET  
BASTROP, TX 78602*

78602-340411

