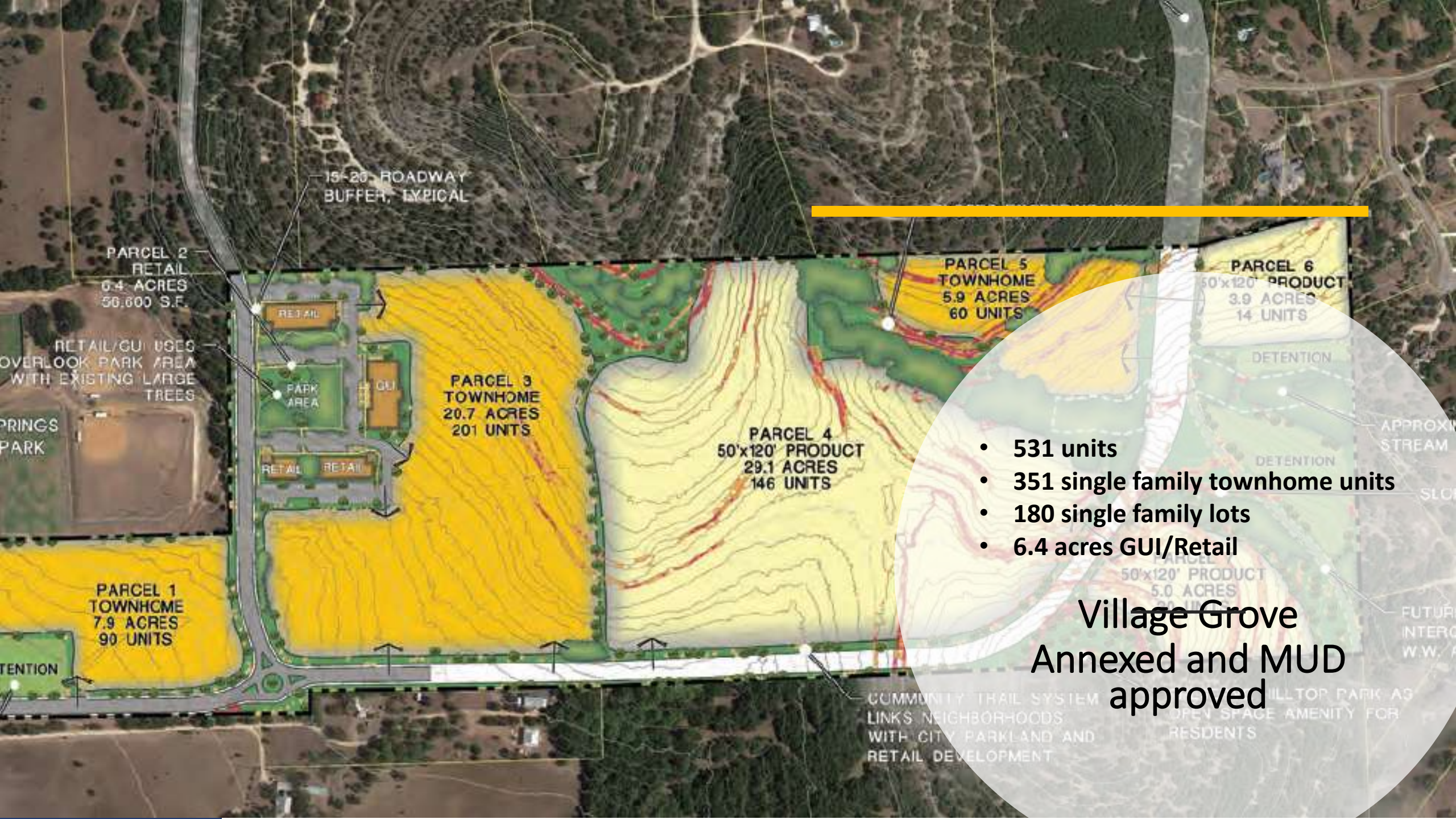




DRIPPING SPRINGS
Texas

Village Grove

Laura Mueller, City Attorney



Consent to Municipal Utility District - HIGHLIGHTS

Easement and
Road to 290 from
Site

Road to Rob
Shelton south of
Sports Park Road

Consent to MUD
with Exterior
Design Standards

Annexation of 112
acres adjacent to
Sports and
Recreation Park

Potential
Partnership with
City on GUI/Retail

Parks

- Trails throughout development
- Park Development Fee Paid in Full
- 2 Planned Public Parks

Proposed Plan Approved by Parks Committee

Will be reviewed again at Planned Development District process

PARKLAND SUMMARY			
Residential	531 units	Area	Calculation
Required Parkland Area:		23.09 acres	1 AC / 23 DU
Parkland Credit Summary		Area	Dedication
Public Parkland			
Public Park		2.60 acres	100% credit 2.60 acres
Public Open Space		16.12 acres	100% credit 16.12 acres
Amenity Pond		2.84 acres	100% credit 2.84 acres
Total Public Parkland Dedicated:		21.56 acres	21.56 acres
Private Parkland			
Private Parkland		7.06 acres	100% credit 5.77 acres
Private Open Space		1.23 acres	0% credit 0.00 acres
Non-Amenity Pond		0.49 acres	0% credit 0.00 acres
Total Private Parkland :		9.53 acres	5.77 acres*
Total Private & Public Parkland Credits:			27.33 acres
Required Parkland Dedication:			23.09 acres
Delta:			4.24 acres
Parkland Development Fee	Units	Calculation	Total Fee
Total Required Fee	531	\$648 / DU	\$344,080
Offroad Trails	11,038 lf		
Roadside Concrete Trails	6,390 lf		

*Private Parks can count up to 25% of total required parkland acreage.



Open Issues

Coordinate project with Sports and Recreation Park

Plan Retail/GUI tract

Parking

Finalize location of roadway connection to 290

On-site amenities are adequate for the density

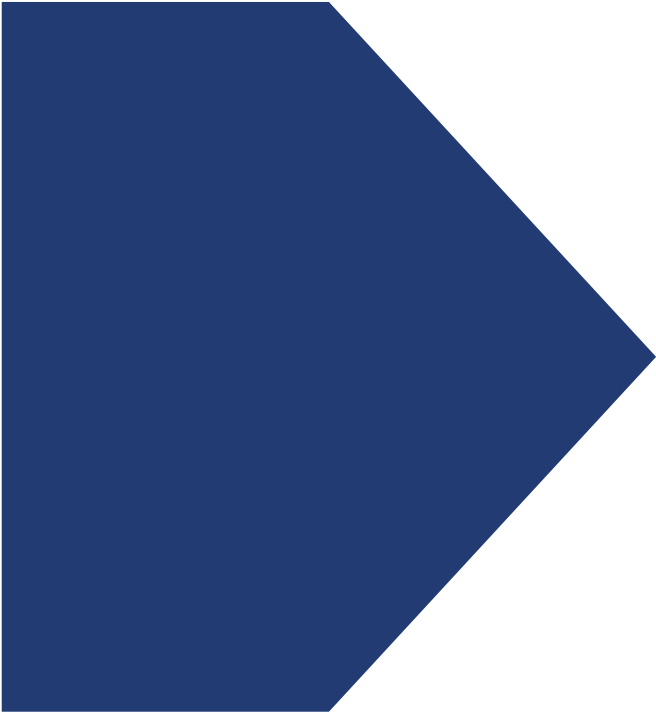

Coordination with neighbors

Lot sizes



Next Steps:

Annex the property and approve the Consent to MUD Agreement

- 
- **Submission of Planned Development District Ordinance and Zoning Application**
 - **Development Agreement Working Group meetings**
 - **Finalize Wastewater Agreement**
 - **Coordination on Retail/GUI tract**
 - **Zoning Process**
 - **Platting Process**
 - **Site Plan**
- 



DRIPPING SPRINGS
Texas

QUESTIONS?

