



Date: August 18, 2023

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City staff has completed its review of project **SUB2023-0035 Parten Ranch Phase 6 & 7 Final Plat**. Reviewer comments are provided below. These comments are intended to be comprehensive; however, there may be additional comments after reviewing the submitted corrections. Applicants are encouraged to contact reviewers directly with questions.

City Planner Comments

The following comments have been provided by Tory Carpenter. Should you have any questions or require additional information, please contact Tory Carpenter by email tcarpenter@cityofdrippingsprings.com.

1. Provide a lot summary table consistent with the approved preliminary plat.
2. Provide Hays County 1445 approval letter [Sub. Ord. 5.3.2]
3. Under the City approval statement, update year to "2023" or "202_".
4. Fill in blank document information in note number 40. [Sub. Ord. 4.7d]
5. Provide a note stating "This development is regulated by the Parten Ranch Development Agreement recorded in Document Number 2016-16010149 , Hays County, Texas."

Engineer/Public Works Comments

The following comments have been provided by Chad Gilpin. Should you have any questions or require additional information, please contact Chad Gilpin by email cgilpin@cityofdrippingsprings.com.

6. Fill in the document number for Note 40.
7. Provide a Graphic Scale and north arrow on each plat sheet. [Plat Application Checklist]
8. Show the ETJ on the Vicinity Map. [Sub. Ord. 4.7(a)] Provide a solid light gray shade to indicate the ETJ.

9. Add a signature block for the Water Service Provider. [Sub Ord 4.7(t)]
10. Add a signature block for the Wastewater Service Provider [Plat Info Requirements Checklist]
11. Show the 10 ft PUE along roadway frontage on the plat [Sub Ord 12.2.4]
12. Show and label the 100-yr floodplain. [Sub Ord 12.2.2]
13. Label widths of all WQBZs [WQO 22.05.017].
14. The Final Plat cannot be approved until either;
 - Construction of Public Infrastructure is complete and accepted by the Jurisdiction that will own it; OR
 - Fiscal Surety is posted and approved by the Jurisdiction that will own the Public Infrastructure.

Open spaces, friendly faces.