



Texas Engineering Firm #4242

Date: Monday, June 7, 2021

Tammi Migl  
Migl Engineering and Consulting  
9600 Escarpment Boulevard, Suite 745-174  
Austin TX 78749  
tammi@miglengineering.com

Permit Number 2021-P-1328-FP  
Job Address: 10104 Hill Lane, Manor, TX. 78653

1500 County Road 269  
Leander, TX 78641

PO Box 2029  
Leander, TX 78646-2029

Dear Tammi Migl,

The first submittal of the Catholic Diocese of Austin Final Plat (*Final Plat*) submitted by Migl Engineering and Consulting and received on June 11, 2021, have been reviewed for compliance with the City of Manor Subdivision Ordinance 263B.

### **Engineer Review**

The review of the submittal package has resulted in the following comments. Should you have any questions or require additional information regarding any of these comments, please contact Pauline Gray, P.E. by telephone at (512) 259-3882 or by email at pgray@gbateam.com.

1. Please list the parcel zoning and proposed use on the plat per City of Manor Subdivision Ordinance Article II Section 24(c)(1)(iv).
2. Label the Right-of-Way width for Hill Lane on the plat per City of Manor Subdivision Ordinance Article II Section 24(c)(2)(iii).
3. Provide the X & Y coordinates for four property corners using the State Plane Coordinate System per City of Manor Subdivision Ordinance Article II Section 24(c)(3)(i).
4. If construction of improvements needed to serve the subdivision are not completed prior to filing the plat for recordation the developer must provide financial assurance for the completion of improvements in accordance with City of Manor Subdivision Ordinance Article II Section 24(d)(1).
5. Provide any performance or maintenance guarantees as required by the City per City of Manor Subdivision Ordinance Article II Section 24(d)(2)(vi).
6. Please ensure the names of official in the City of Manor signature blocks are correct on the Plat. The Mayor and P&Z chair are currently blank. The P&Z Chairperson is Philip Tryon. The Mayor is Dr. Larry Wallace, Jr.
7. Please direct any questions regarding these review comments to Anthony Girondo (agirondo@gbateam.com).

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Please revise the project plans to address the comments noted above. Following revision, please upload one full set of the revised drawings in PDF format. Please include a comment response narrative indicating how comments have been addressed with your plan resubmittal. To access your project online, please go to [www.mygovernmentonline.org](http://www.mygovernmentonline.org) and use the online portal to upload your drawings in PDF format.

Additional comments may be generated as requested information is provided. Review of this submittal does not constitute verification that all data, information and calculations supplied by the applicant are accurate, complete, or adequate for the intended purpose. The engineer of record is solely responsible for the completeness, accuracy, and adequacy of his/her submittal, whether or not City Engineers review the application for Ordinance compliance.

Thank you,

A handwritten signature in blue ink that reads "Pauline M. Gray". The signature is written in a cursive, flowing style.

Pauline Gray, P.E.  
Senior Engineer  
Jay Engineering, a Division of GBA



June 10, 2021

Pauline Gray, P.E.  
City of Manor/ Jay Engineering Company Inc.  
P.O. Box 1220  
Leander, Texas 78646

RE: St. Joseph Subdivision – Final Plat  
Permit No. 2021-P-1328-FP  
10104 Hill Lane, Manor, TX 78653  
Comment Response Letter

Dear Mrs. Gray:

Please accept the following response letter addressing comments dated June 7, 2021 for the above referenced project:

#### **ENGINEER REVIEW**

1. Please list the parcel zoning and proposed use on the plat per City of Manor Subdivision Ordinance Article II Section 24(c)(1)(iv).

**RESPONSE:** *The zoning (I-1) and proposed use (religious assembly) have been added to the plat.*

2. Label the right-of-way width for Hill lane on the plat per City of Manor Subdivision Ordinance Article II Section 24(c)(2)(iii).

**RESPONSE:** *The right-of-way width for Hill Lane has been labeled.*

3. Provide the X & Y coordinates for four property corners using the State Plane Coordinate System per City of Manor Subdivision Ordinance Article II Section 24(c)(3)(i).

**RESPONSE:** *The X-Y Coordinates have been added to four property corners.*

4. If construction of improvements needed to serve the subdivision are not completed prior to filing the plat for recordation the developer must provide financial assurance for the completion of improvements in accordance with City of Manor Subdivision Ordinance Article II Section 24(d)(1).

**RESPONSE:** *Fiscal surety will be posted for the water and wastewater main extensions. We understand surety in the amount of 110% of the Engineer's OPC will be required. We will submit the fiscal surety separately once the final cost has been determined.*

5. Provide any performance or maintenance guarantees as required by the City of Manor Subdivision Ordinance Article II Section 24(d)(2)(vi).

**RESPONSE:** *Fiscal surety will be posted for the water and wastewater main extensions. Maintenance guarantees will be provided at construction closeout.*

6. Please ensure the names of official in the City of Manor signature blocks are correct on the Plat. The Mayor and P&Z chair are currently blank. The P&Z Chairperson is Philip Tryon. The Mayor is Dr. Larry Wallace, Jr.

**RESPONSE:** *Signature blocks have been updated.*

7. Please direct any questions regarding these review comments to Anthony Girondo (agirondo@gbateam.com).

**RESPONSE:** *Comment noted.*

Please let me know if you have any additional comments or questions.

Sincerely,



Tammi Migl, PE

