



1500 County Road 269
Leander, TX 78641

P.O. Box 2029
Leander, TX 78646-2029

Date: Wednesday, November 13, 2024

Pete hoyt
Kimley-Horn Associates

pete.hoyt@kimley-horn.com

Permit Number 2024-P-1685-SF
Job Address: Lagos (Phase 4 & 5) Lakeside Short Form Final Plat, , LA.

Dear Pete hoyt,

The first submittal of the Lagos (Phase 4 & 5) Lakeside Short Form Final Plat (*Short Form Final Plat*) submitted by Kimley-Horn Associates and received on November 26, 2024, 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 (737) 247-7557 or by email at pgray@gbateam.com.

1. The P&Z Chairperson is Jeffrey Stensland.
2. Official titles need to be added to the property owner signature blocks.
3. The Mayor will need to sign the plat as the Owner for the City not the City Manager. His signature will be attested by the City Secretary.
4. A license agreement and special warranty deed will need to be provided in order for the lot to be dedicated to the City. They will need to be reviewed by City Legal.
5. Provide a description for the proposed utility easement. Also, dimensions should be added to the easement.
6. The location of City Limits lines and/or outer border of the City's ETJ should be shown on the plat if either such line traverse the subdivision.
7. A tax certificate showing that all taxes on the property have been paid is required to be submitted.

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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 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.
Lead AES
GBA

November 26, 2024

GBA
1500 County Road 269
Leander, TX 78641

RE: Permit Number 2024-P-1685-SF
Job Address: Lagos (Phase 4 & 5) Lakeside Short Form Final Plat, , LA.

Dear Tyler Shows:

Please accept this *Comment Response Letter* in reply to GBA's review, dated November 13th, 2024, regarding the above-referenced project. Original comments have been included below for reference. All Kimley-Horn responses are listed in **maroon**.

REVIEWER:

Pauline Grey P. E.,

The first submittal of the Lagos (Phase 4 & 5) Lakeside Short Form Final Plat (*Short Form Final Plat*) submitted by Kimley-Horn Associates and received on October 23, 2024, 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 (737) 247- 7557 or by email at pgray@gbateam.com .

1. The P&Z Chairperson is Jeffrey Stensland.
Response: The Name Jeffrey Stensland has been replaced on the plat as chairperson of P&Z.
2. Official titles need to be added to the property owner signature blocks.
Response: The official titles have been added to the property owner signature blocks.
3. The Mayor will need to sign the plat as the Owner for the City not the City Manager. His signature will be attested by the City Secretary.
Response: The owner's signature block has been updated.
4. A license agreement and special warranty deed will need to be provided in order for the lot to be dedicated to the City. They will need to be reviewed by City Legal.
Response: : The recorded license agreement and special warranty deed has been provided with this submittal.
5. Provide a description for the proposed utility easement. Also, dimensions should be added to the easement.
Response: The label has been changed to describe the proposed easement as a Water and Wastewater Easement. A width dimension has been added to the plat with this submittal. The Bearings and Distances are on the plat as well describing the easements location.

6. The location of City Limits lines and/or outer border of the City's ETJ should be shown on the plat if either such line traverse the subdivision.

Response: The city limits line is being called out on the southern portion of the plat where City of Manor meets Austin ETJ. The ETJ call out has been added to the plat.

7. A tax certificate showing that all taxes on the property have been paid is required to be submitted.

Response: The tax certificate has been included with this submittal.

End of Report

Please contact me at 512-418-4522 if additional information is required.

Regards,

Kimley-Horn and Associates, Inc.



Jeremy D. Rogers

Jeremy.rogers@kimley-horn.com