



1500 County Road 269
Leander, TX 78641

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

Date: Friday, January 27, 2023

Anna Ford
Kimley-Horn
5301 Southwest Parkway
Austin TX 78735
anna.ford@kimley-horn.com

Permit Number 2023-P-1507-SF
Job Address: Trankspak Short Form Final Plat, , LA.

Dear Anna Ford,

The first submittal of the Transpak Short Form Final Plat (*Short Form Final Plat*) submitted by Kimley-Horn and received on February 21, 2023, 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 Tyler Shows by telephone at (737) 247-7552 or by email at tshows@gbateam.com.

- i. Provide identification and location of proposed uses and reservations for all lots within the subdivision. (Label the proposed uses of each lot).
- ii. Update the city of Manor Acknowledgement signature personnel. Lakesha Small is the current Chairperson.
- iii. Update the Clerk of Travis County personnel, to Dyana Limon-Mercado.
- iv. All variances approved by the Commission shall appear as a note on the final plat. If applicable.
- v. Location of City limit lines and/or outer border of the City's extra-territorial jurisdiction, as depicted on the City's most recent base map, if either such line traverses the subdivision or is contiguous to the subdivision boundary. (These limits should be shown on the North end of the property as based on the base map).
- vi. Identify the proposed use on the plans, to verify the setback as per the City of Manors Zoning Ordinance.
- vii. The proposed location of sidewalks for each street, is to be shown as a dotted line inside the proposed right-of-way lines.
- viii. Provide the Right of Way width for Hill Lane, the city of Manor is transitioning away from R.O.W varies.
- ix. Certification from all applicable taxing authorities that all taxes due on the property have been paid.
- x. Add the following note: Performance and maintenance guarantees as required by the city.
- xi. Reminder: A seal of the surveyor is required for approval.

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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 black ink, appearing to read 'Tyler Shows', followed by a long horizontal flourish.

Tyler Shows
Staff Engineer
GBA



February 15, 2023

Tyler Shows
1500 County Road 269
P.O Box 2029
Leander, TX 78641-2029

RE: *Transpak Short Form Final Plat 2023-P-1507-SF.*

The purpose of this letter is to provide satisfactory answers to the comments/questions issued in a comment letter dated January 27, 2023. The answers are listed below in bold and are preceded by the comments/questions listed in the original letter.

ENGINEER REVIEWER

- i) Provide identification and location of proposed uses and reservations for all lots within the subdivision. (Label the proposed uses of each lot).
Response: Proposed use has been added to each lot.
- ii) Update the city of Manor Acknowledgement signature personnel. Lakesha Small is the current Chairperson.
Response: Chairperson has been updated to Lakesha Small.
- iii) Update the Clerk of Travis County personnel, to Dyana Limon-Mercado.
Response: Clerk of Travis County personnel has been updated to Dyana Limon-Mercado.
- iv) All variances approved by the Commission shall appear as a note on the final plat. If applicable.
Response: No variances are being requested for this site.
- v) Location of City limit lines and/or outer border of the City's extra-territorial jurisdiction, as depicted on the City's most recent base map, if either such line traverses the subdivision or is contiguous to the subdivision boundary. (These limits should be shown on the North end of the property as based on the base map).
Response: The City limit lines are shown and called out on the vicinity map.
- vi) Identify the proposed use on the plans, to verify the setback as per the City of Manors Zoning Ordinance.
Response: The proposed use and associated setbacks are shown and called out on the plat.
- vii) The proposed location of sidewalks for each street, is to be shown as a dotted line inside the proposed right-of-way lines.
Response: The location of the proposed sidewalks for each sheet has been added to the plan and shown as a dotted line.

viii) Provide the Right of Way width for Hill Lane, the city of Manor is transitioning away from R.O.W varies.

Response: Additional dimensions have been added for the Right of Way width of Hill Lane.

ix) Certification from all applicable taxing authorities that all taxes due on the property have been paid.

Response: 2022 tax receipt has been provided showing all 2022 taxes have been paid.

x) Add the following note: Performance and maintenance guarantees as required by the city.

Response: Note has been added (note 7).

xi) Reminder: A seal of the surveyor is required for approval.

Response: Plat has been sealed by surveyor (for review purposes only).

Please contact me at 737-787-7120 if additional information is required.

Sincerely,



Megan A. McPherson, P.E.
KIMLEY-HORN AND ASSOCIATES, INC.