

AGENDA ITEM # 7

July 7, 1998

Consider granting preliminary plat approval to Motorola Parmer Subdivision.

Mark Kronkosky of the Unified Road and Bridge Department advised the preliminary plat had been signed by the City of Austin and Lot 2 will stand alone. The City of Austin has agreed to build one-half of the roadway.

Moved: Commissioner Boatright

Seconded: Commissioner Heiligenstein

Motion: To grant preliminary plat approval to Motorola Parmer Lane Subdivision.

Vote: Motion carried 4 - 0

AGENDA ITEM # 8

July 7, 1998

Consider granting preliminary plat approval to Davis Springs, 8-B.

Mark Kronkosky of the Unified Road and Bridge Department informed this is basically a commercial tract located north of Ranch Road 620, with the major portion being located within the city limits of the City of Austin.

Commissioner Boatright asked if Spectrum Drive is to be built with this tract and Mr. Kronkosky advised it will be built at a later time.

Moved: Commissioner Hays

Seconded: Commissioner Heiligenstein

Motion: To grant preliminary plat approval to Davis Spring 8-B.

Vote: Motion carried 4 - 0

AGENDA ITEM # 9

July 7, 1998

Consider granting plat approval to Revised preliminary plat for Stone Canyon, Sections 6-C, 7 & 8.

Mark Kronkosky advised when the preliminary plat was received, Williamson County had engineering problems with the length of Magic Mountain Lane. Our County Engineer was advised City of Round Rock had already approved the preliminary plat. Instead of revising the preliminary to present back to the City of Round Rock the developer requested Commissioners Court approve this revised preliminary plat with the additional revision of 2 culdesacs on Magic Mountain Lane. With that in place the final plat affected by the 2 culdesacs would be finalized out in accordance with that revision.

Jeff Reed talked to Joe Vining with City of Round Rock who has not seen a revised preliminary plat. Mr. Vining thought the City of Round Rock was honoring the old preliminary sent to them from the City of Austin. Round Rock will process the final plat when it is presented by the City of Austin. Also City of Round Rock has approved Stone Canyon, Section 6-C (which is out of this revision) at their last Planning and Zoning Commission meeting.

Moved: Commissioner Hays

Seconded: Commissioner Heiligenstein

Motion: To grant final plat approval to Revised Stone Canyon, Sections 6-C, 7 & 8 upon condition the deed be executed and filed for right-of-way dedication to Williamson County for the extension of Arterial 2, hereinafter referred to as Wyoming Springs Drive will be accomplished from its current termination at the intersection with Park Valley Drive northward to existing Hairy Mann Road and Brushy Creek.

Vote: Motion carried 4 - 0

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515 FINE  
GEORGETOWN, TEXAS 76624  
512/883-1390

DAVID S. HAYS  
WILLIAMSON COUNTY COMMISSIONER  
PRECINCT 3

WILLIAMSON COUNTY COURTHOUSE  
701 MAIN STREET  
GEORGETOWN, TEXAS 76624  
512/883-7664 512/883-1390

May 18, 1994

Mr. Craig Knight  
Heath & Knight Properties, Inc.  
16660 Dallas Parkway  
Suite 1400  
Dallas, Texas 75248

Mr. Jay Hanna  
Citadel Investments  
P. O. Box 202470  
Austin, Texas 78720-2470

Re: Arterial No. 2 (Wyoming Springs Drive)

Gentlemen:

Williamson County, Precinct No. 3 has received a preliminary plan for platting the balance of the Fern Bluff subdivision. The subject plat encompasses approximately 349.49 acres of land and includes approximately 980 single family lots. The area covered by the plat includes all of the area contained within the eastern portion of the Fern Bluff M.U.D. which is currently undeveloped or unplatted.

As a part of this subdivision plat, the extension of Arterial 2, hereinafter referred to as Wyoming Springs Drive, will be accomplished from its current termination at the intersection with Park Valley Drive northward to existing Hairy Mann Road and Brushy Creek. The right-of-way for this northward extension of Wyoming Springs Drive is reflected on the subject preliminary plan.

There have been several meetings both on site and with representatives of the developers and the City of Round Rock to discuss how this northward extension of Wyoming Springs Drive is to be accomplished. Specifically, these meetings have focused on the responsibilities of the various parties for dedication of right-of-way and construction of the roadway and drainage improvements. Attendance at these meetings have included representatives of Heath and Knight Properties, Citadel Investments, Gray Engineering, Inc., the City of Round Rock Planning Department and Williamson County Precinct No. 3.

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Pursuant to these meetings, the purpose of this letter is to outline Williamson County's understanding of the scope of responsibilities of the various parties involved including future developers of Fern Bluff subdivision, Williamson County and the City of Round Rock regarding dedication of right-of-way and construction of roadway improvements for this northward extension of Wyoming Springs Drive. The following is an outline of those responsibilities:

1. The full 120 foot right-of-way for Wyoming Springs Drive is currently dedicated from Ranch Road 620 northward to the southern boundary of Fern Bluff subdivision at the point where it intersects the existing Oakcreek subdivision.
2. One-half (60 foot) of the right-of-way for the portion of the extension of Wyoming Springs Drive through Oakcreek subdivision, Section 2 has been previously dedicated by that subdivision plat.
3. The balance of the right-of-way for the full 120 feet for Wyoming Springs Drive through Fern Bluff from the southern boundary of the subdivision to its northern boundary adjacent to Hairy Mann Road will be dedicated in full at no cost by the developers of the Fern Bluff subdivision in accordance with the alignment reflected on the revised preliminary subdivision plan as prepared by Gray Engineering, Inc. and dated December 8, 1993.
4. The remaining portion of right-of-way for the extension of Wyoming Springs Drive which is currently shown to follow along property owned by C. L. Sauls which is located adjacent to and immediately east of the proposed Fern Bluff subdivision will be acquired through subdivision process from that landowner by the City of Round Rock and Williamson County.
5. The developers of Fern Bluff subdivision agree to fund 100 percent of the cost of design and construction of one-half of Wyoming Springs Drive northward from the existing intersection of Park Valley Drive through the Fern Bluff Subdivision to the future intersection of Wyoming Springs Drive and Bright Water Boulevard. These improvements will include one-half of the twin 39 foot curb and gutter roadway cross section along with associated drainage improvements. (Note: The developers for Fern Bluff subdivision will be responsible for design and construction of 100 percent of the roadway improvements associated with Bright Water Boulevard.)

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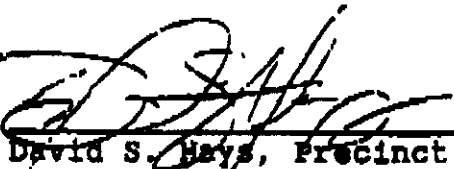
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6. Williamson County will not be responsible for the construction of the remaining one-half of the Wyoming Springs roadway and drainage improvements from the intersection of Park Valley Drive northward to Bright Water Boulevard and 100 percent of the roadway and drainage improvements for the extension of Wyoming Springs Drive northward from future intersection of Bright Water Boulevard to Hairy Mann Road. (Note: The City of Round Rock is anticipated to contribute fiscal previously collected for this roadway improvement as collected through the subdivision process for Oak Park subdivision and may contribute fiscal collected through future subdivision platting activities on the C. L. Sauls property as the City of Round Rock subdivision ordinance may allow.)

The purpose of this correspondence is to outline the issues surrounding the extension of Wyoming Springs Drive northward from Park Valley Drive to the northern boundary of Fern Bluff subdivision for clarification of responsibilities for right-of-way dedication and roadway design and construction as the project progresses.

Sincerely,

**WILLIAMSON COUNTY PRECINCT NO. 3**



David S. Hays, Precinct 3 Commissioner

xc: Mr. David W. Gray, P.E.; Gray Engineering, Inc.  
Mr. Joe Vining; Director, City of Round Rock Planning Dept.

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**AGENDA ITEM # 10**

**July 7, 1998**

Consider approving engineering agreement with Steger & Bizzell for Jarrell Community Park project.

Judge Doerfler discussed the \$2,000,000.00 park allotment approved by the United States Senate awaiting approval of the House of Representatives.

Don H. Bizzell of Steger and Bizzell Engineering discussed the work in which his firm had been involved in the clean up and road replacement in Doublecreek Estates.

Now with the possibility of the park on a 7.29 acre tract on County Road 305 to be donated by the Igo family Mr. Bizzell submitted an engineering agreement for the park pavilion, building, play ground, play ground equipment etc.

A sewer grant application has been submitted but until approved, the park facilities would be designed for septic system.

Commissioner Boatright discussed the possibility of purchasing more land to make a larger park.

Moved: Commissioner Boatright

Seconded: Commissioner Hays

Motion: To approve engineering agreement with Steger & Bizzell for Jarrell Community Park project if any services are performed and if the project is funded along with interest in purchasing additional adjoining property to increase the size of the park.

Vote: Motion carried 3 - 0 with Commissioner Heiligenstein absent from the dais.

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