

**AGENDA ITEM 22**

Discuss and consider taking action on variance requests for Spear's Ranch on Salado Creek.

County Engineer Joe England advised the major portion of this 1,950 acre proposed private subdivision located on Farm-to-Market 487 and County Road 305 five miles west of Jarrell is located west of Salado Creek. The seventy-four (74) single family residential tracts average approximately 26 acres each. The subdivision is proposed as a private development with private roads, restrictive covenants, a property owners association which dues will include an allocation for future and ongoing street maintenance for the private roads.

The County Engineer also discussed a strip of old right-of-way on Farm-to-Market 487 constructed in 1954 along an old county road running parallel to old Florence-Jarrell-Schwertner Railroad. The right-of-way plans for FM 487 indicate a small incremental strip between the existing county right-of-way or the old fence line for the county road and the proposed right-of-way. He felt this would be considered public right-of-way.

Mr. England advised the required testing results should be submitted to his office. Judge Doerfler requested removal of note on plat stating Williamson County will maintain the roads with replacement to state that Williamson County will never maintain these roads in perpetuity.

Moved: **Commissioner Hays**

Seconded: **Judge Doerfler**

Motion: To approve variances for Spear's Ranch On Salado Creek to 3.2.1, B3.3.2, B4.2, B4.4, B5.2, B.6 and B10.4.2. of the Williamson County Subdivision Regulations.

Vote: Motion carried 5 – 0

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