



PC-21-05

Waterstone Phase 1A Preliminary Plat

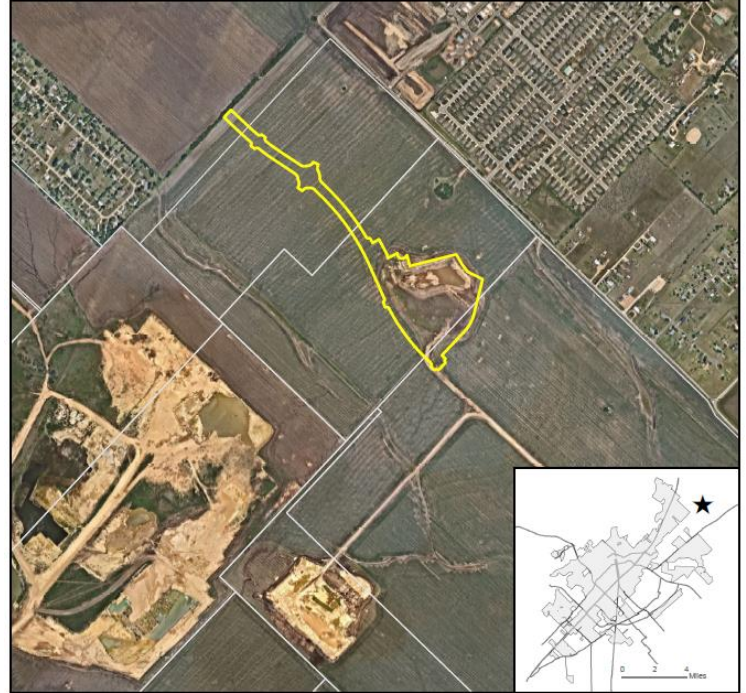
Consider a request by Tracy Bratton, on behalf of Tack Development, Ltd., to approve the Preliminary Plat, consisting of approximately 27.744 acres, more or less, out of the William Hemphill Survey, Abstract No. 221, Hays County, Texas. (A. Villalobos)



Property Information

- +/- 27.744 acres
- Located within the Waterstone Development Agreement (previously La Salle)
- Located outside the City Limits with a Development Agreement
- Proposing the construction of Waterstone Boulevard and an amenity lot within the development

PC-21-05
Aerial View
Waterstone Preliminary Plat Ph 1-A — +/- 1500' South of CR 158 and east of SH 21



- ★ Site Location
- Subject Property
- Parcel
- City Limit

0 550 1,100 2,200 Feet

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries. Imagery from 2017.

Map Date: 9/29/2021



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W91341 Firm Number: 1010M005

WATERSTONE BLVD., R.O.W.

WATERSTONE PH.1-A
MASTER INFRASTRUCTURE
PRELIMINARY PLAT
SAN MARCOS, TEXAS



Designed: AC
Drawn: AC
Reviewed: XL
Date: 06/27/2012

SHEET
2
OF 3

Project No.: 213-034-00

ostx.gov



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10015 Plan Number: 15100000

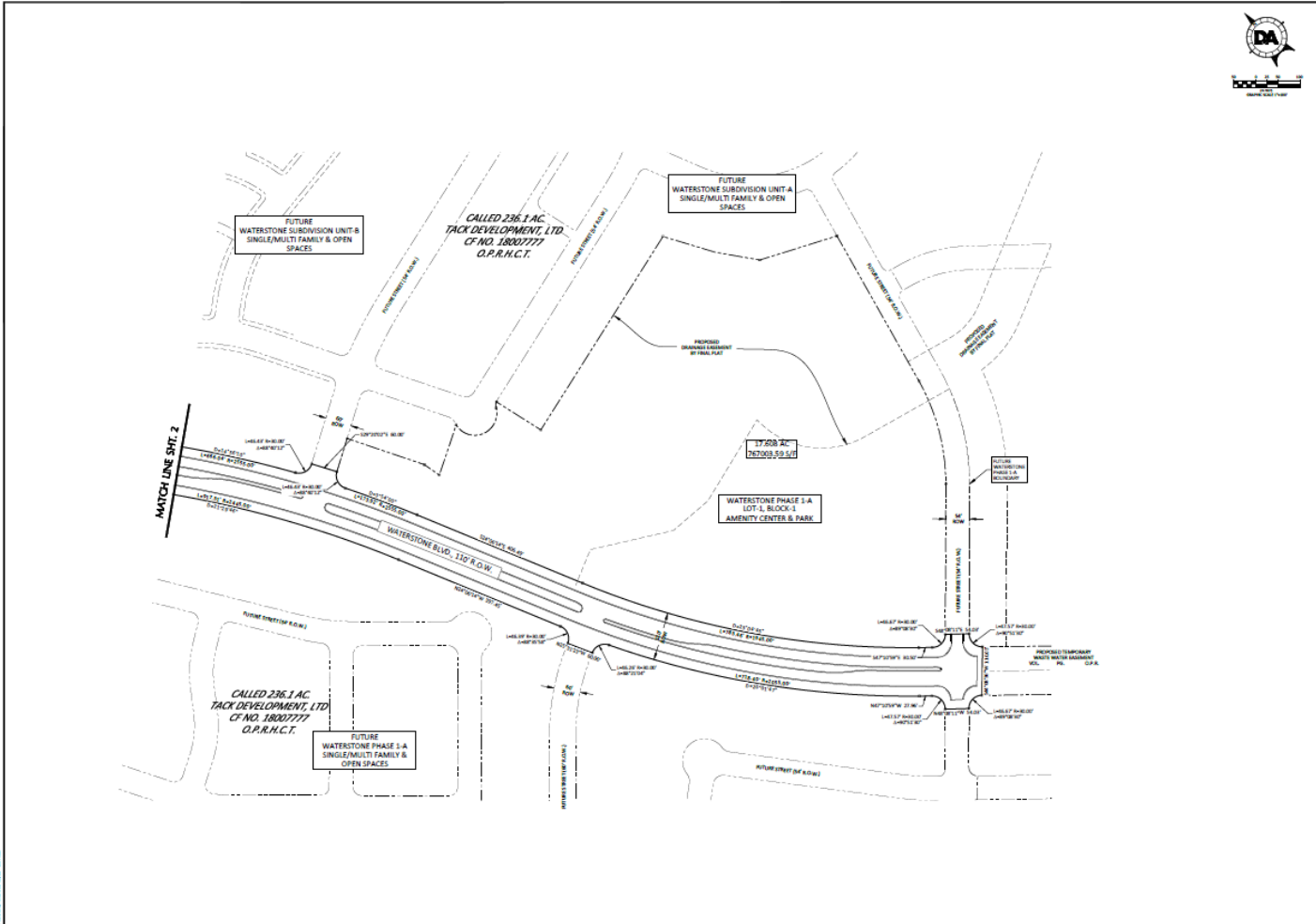
WATERSTONE BLVD. R.O.W. AND
AMENITY LOT

WATERSTONE PH. 1-A
MASTER INFRASTRUCTURE
PRELIMINARY PLAT
SAN MARCOS, TEXAS



PROJECT NO.	15100000
DATE	08/11/2015
BY	DA POLCIET & ASSOCIATES
CHECKED BY	DA POLCIET & ASSOCIATES
APPROVED BY	DA POLCIET & ASSOCIATES
SHEET	3
OF	3
PROJECT FILE	15100000

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Staff Recommendation

Staff has reviewed the request in accordance with the Development Code and recommends **approval** of PC-21-05 with the following condition:

1. The Qualified Watershed Protection Plan Phase 2 be approved.