

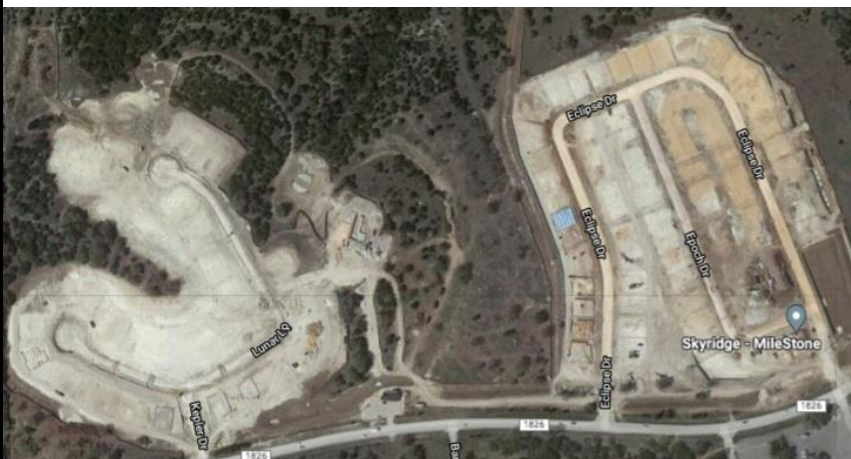
Please Vote NO on the Hays Commons Preliminary Plat!

Austin developer Milestone was voted down 3-0 on their Preliminary Plat and 5-0 on their proposed Hays Commons MUD by the City of Hays.

So now they're going to the Hays County Commissioners Court for plat approval.

The problem is,

- **The Plat Isn't Administratively Complete, according to the City of Hays engineer – in fact it is over 50% INCOMPLETE, with 169-acres of parcels dedicated for an unknown number of condo units in unknown locations, in an area with numerous sensitive karst features.**
- **Milestone wants to obtain water for the development by drilling into the over-tapped Trinity Aquifer, while disposing of treated sewage via irrigation over the Edwards Aquifer Recharge Zone, directly threatening Barton Springs and area wells.**
- **Milestone claims they would consider getting water/wastewater service from the City of Austin (COA), but they are unwilling to meet COA impervious cover and other environmental restrictions COA would impose, including karst feature buffer zones.**
- **Flooding: 7 of the proposed 20 one-acre+ lots are surrounded on 3 sides by flood plain. The corner of the proposed development where these lots are located is known to flood.**
- **Habitat concerns with wooded areas. Milestone has shown a propensity for clear-cutting their developments, including the Skyridge development in Hays County (see below). The subject area contains potential endangered Golden-Cheeked Warbler populations.**



Milestone's Clear-Cut Skyridge Development Near Dripping Springs

Hays Commons as described in the Preliminary Plat is a Bad Deal for Hays County, a Bad Deal for landowners, and a Bad Deal for the environment...

Vote NO December 19 @6PM!

**Hays County Government Office
Development Services Conference Room
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