

SUBDIVISION REQUIREMENTS

According to state law, any division of one tract of land into two or more parcels is considered a subdivision. In Llano County all divisions of land must be approved by a County Commissioner or in Commissioner Court. If you have purchased a tract of land that was taken out of a larger tract of land, the original owner will be require to submit this "division" to the county. To find out more about this process please call Ron Moore at (325) 247-2039.

Llano Co. Dept. of Natural Resources

Ron Moore & Cristy Rogers
103 E Sandstone Street
Suite B
Llano, TX 78643
Phone: (325) 247-2039
Fax: (325) 247-3785
rlmoore4@verizon.net
Permitting

Melissa Cavness
911 Coordinator
Llano911@verizon.net

LLANO COUNTY INFORMATION

Emergency	911
Sheriff	(325) 247-5767
Emergency Mgmt.	(325) 247-2039
Llano Police	(325) 247-3028
City of Llano	(325) 247-4158
Llano Memorial Hospital	(325) 247-5040
911 Coordinator	(325) 247-2039
Appraisal District	(325) 247-3065
County Judge	Wayne Brascom (325) 247-7732

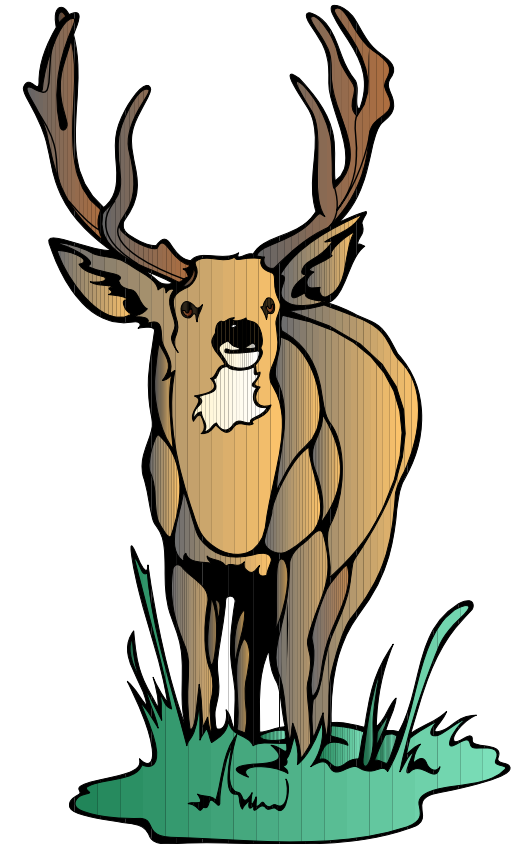
COUNTY COMMISSIONERS:

Precinct #1:	Johnnie Heck (830) 598-2296
Precinct #2:	Henry Parker (512) 793-2332
Precinct #3:	Tommy Duncan (325) 388-3092
Precinct #4:	Jerry Don Moss (325) 247-2788
Extension Agent	(325) 247-5159
Llano Library	(325) 247-1778
Tax Assessor-Collector	(325) 247-4165
County Clerk	(325) 247-4455
Veteran's Service Officer	(325) 247-3009

LLANO COUNTY

DEPARTMENT OF ENVIRONMENTAL AND EMERGENCY SERVICES

Developing Property in Llano County



Welcome to Llano County! We are always pleased when folks become enchanted with our beautiful rivers and lakes and decide they might want to have their vacation retreats here or to live here full time. We do ask that you consider a few things when looking at property to buy, or certainly before construction begins.

If your property is located in the incorporated cities of Sunrise Beach Village or Llano, they each have their own Floodplain Administrator. You can reach them at City Hall; Sunrise Beach Village (325) 388-6438, Llano (325) 247-4158 or Horseshoe Bay (830) 598-8741.



Lake LBJ

HIGHLAND LAKES AND RIVERS:

*Lake LBJ
Lake Inks*

*Lake Buchanan
Llano River*

Colorado River

FLOODPLAIN MANAGEMENT

Much of the prime property in Llano County is waterfront property. Since the Colorado and Llano Rivers feed our area lakes, all of our rivers and lakes have areas located in the ***100 Year Floodplain***. While we do not restrict building in the floodplain, we do regulate the types of construction permitted and require all new homes, including mobile homes, to be permitted. Major renovation also requires a permit. Once your Development Permit is issued you will receive a 9-1-1 physical address from the 9-1-1 Coordinator. (325-247-3065)

Please understand that, like you, none of us likes or appreciates bureaucracy for bureaucracy's sake. The reason for Floodplain Management is as simple as safety ... the safety of you and your loved ones, as well as years of hard work and accumulated memories. Contact our office at (325) 247-2039 and we will be glad to walk you through the permitting process. We will be delighted to work with you through e-mail, faxes or the mail if that is more convenient for you. Of course, we're always glad to have you visit us in person, too!

In SE Llano County, permits for Blue Lake, Deer Haven, Sandy Harbor and Oakridge may be obtained from Llano County Annex on 101 Ferguson Rd.

911 ADDRESSING

Please also note that there will be no 911 address assigned to a property until there has been a proper permit applied for and issued by the Department of Natural Resources or the various Cities. This is an order enacted by the County Commissioners. Please feel free to call as with any questions at (325) 247-3065.

ON-SITE SEWAGE FACILITIES

If your property is not located within one of our incorporated cities (Horseshoe Bay, City of Llano or Sunrise Beach Village) or served by one of the local Municipal Utility Districts, you will likely need to install a septic system. Those properties located within 2200 feet of our lakes will require a permit through the LCRA (800) 776-5272. Otherwise, you can obtain your septic permit through this office. Once again, we invite you to call us so that we can review the permitting process.

We do caution you, whether your septic permit comes through the LCRA or this County office, your property needs to be evaluated for Floodplain Management.