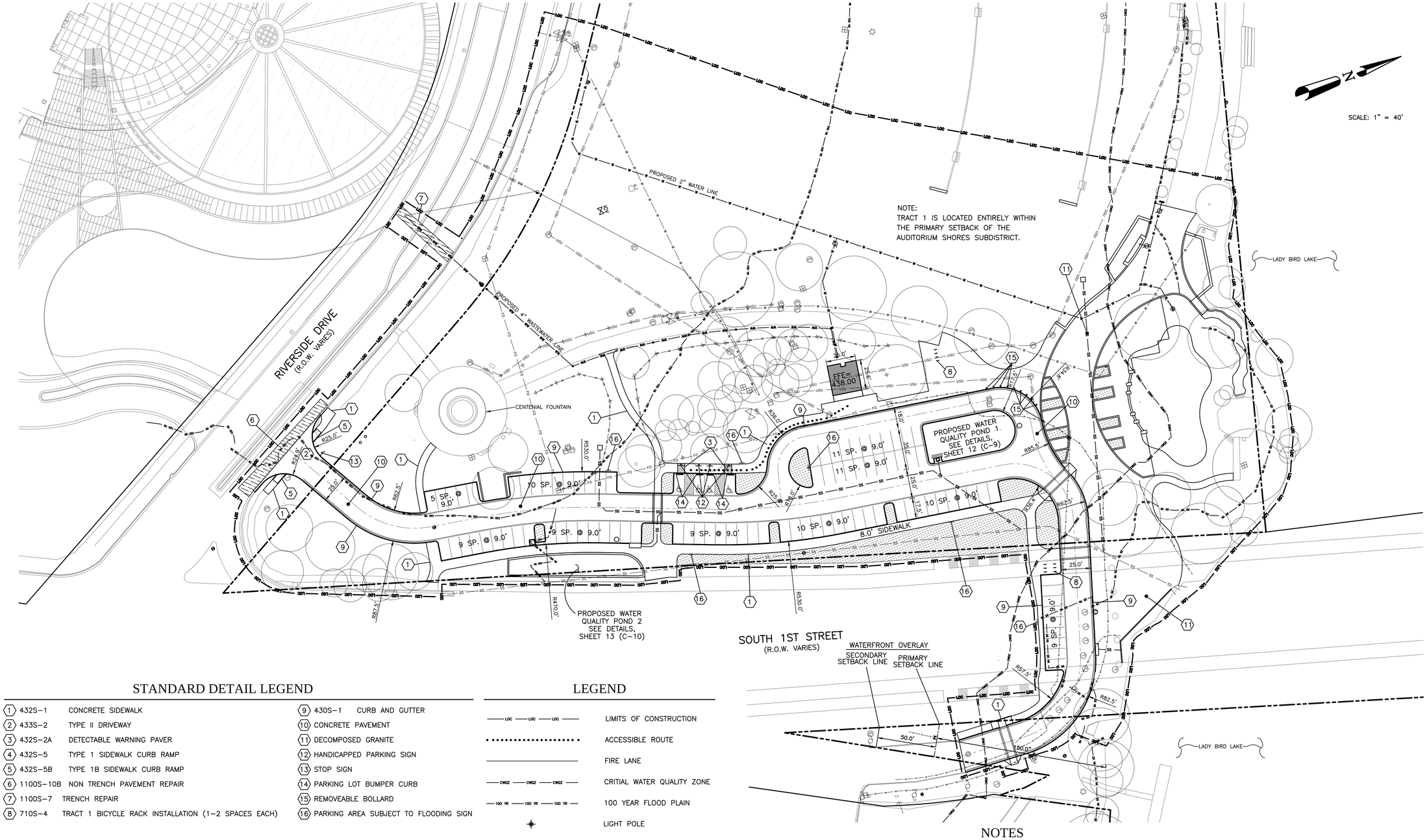

STANDARD DETAIL LEGEND

1	432S-1	CONCRETE SIDEWALK	
2	433S-2	TYPE II DRIVEWAY	
3	432S-2A	DETECTABLE WARNING PAVER	
4	432S-5	TYPE 1 SIDEWALK CURB RAMP	
5	432S-5B	TYPE 1B SIDEWALK CURB RAMP	
6	1100S-10B	NON TRENCH PAVEMENT REPAIR	
7	1100S-7	TRENCH REPAIR	
8	710S-4	TRACT 1 BICYCLE RACK INSTALLATION (1-2 SPACES EACH)	
9	430S-1	CURB AND GUTTER	
10		CONCRETE PAVEMENT	
11		DECOMPOSED GRANITE	
12		HANDICAPPED PARKING SIGN	
13		STOP SIGN	
14		PARKING LOT BUMPER CURB	
15		REMOVEABLE BOLLARD	
16		PARKING AREA SUBJECT TO FLOODING SIGN	

LEGEND

LOC LOC LOC	LIMITS OF CONSTRUCTION
	ACCESSIBLE ROUTE
	FIRE LANE
CWQZ CWQZ CWQZ	CRITIAL WATER QUALITY ZONE
100 YR 100 YR 100 YR	100 YEAR FLOOD PLAIN
	LIGHT POLE
	FIRE HYDRANT
	LANDSCAPE AREA
	STREET TRENCH REPAIR

CITY OF AUSTIN STANDARD SITE PLAN NOTES

ORDINANCE REQUIREMENTS:

1. All improvements shall be made in accordance with the released site plan. Any additional improvements will require a site plan amendment and approval from the Planning and Development Review Department.
2. Approval of this site plan does not include Building, Fire Code or building permit approval.
3. All signs must comply with requirements of the Land Development Code, (Chapter 25-10).
4. Additional electric easements may be required at a later date.
5. Water and wastewater service will be provided by the City of Austin.
6. All existing structures shown to be removed will require a demolition permit from the City of Austin.
7. A development permit must be issued prior to an application for building permit for non-consolidated or Planning Commission approved site plans.
8. For driveway construction: The contractor is responsible for all costs for relocation of, or damage to utilities.
9. For construction with in the right-of-way, a ROW excavation permit is required.

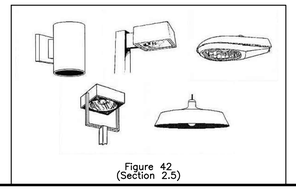

Figure 42
(Section 2.5)

NOTES

1. SEE EXISTING SITE BOUNDARY EXHIBIT FOR SITE BOUNDARY INFORMATION.
2. SEE LANDSCAPE PLANS FOR LOCATIONS OF PROPOSED PLANTINGS, BENCHES, TRASH RECEPTACLES, FURNITURE AND BICYCLE RACKS.
3. CONTRACTOR SHALL REPAIR EXISTING STREET ALONG PROPOSED CURB & GUTTER AND DRIVEWAY PER DETAILS 1100S-10A AND 1100S-10B
4. UNLESS OTHERWISE NOTED, ALL PARKING LOT RADII ARE 3.0"
5. THE ENTIRE LIMITS OF CONSTRUCTION LOCATED WEST OF THE SOUTH 1st STREET ROW IS LOCATED ENTIRELY WITHIN THE PRIMARY SETBACK OF THE AUDITORIUM SHORES SUBDISTRICT OF THE WATERFRONT OVERLAY.
6. SEE THE LANDSCAPE SITE PLANS (LS) FOR MATERIAL AND CONSTRUCTION SPECIFICATIONS OUTSIDE OF PARKING LOT AREAS.
7. ALL EXTERIOR LIGHTING WILL BE FULL CUT-OFF AND FULLY SHIELDED IN COMPLIANCE WITH SUBCHAPTER E 2.5 AND WILL BE REVIEWED DURING BUILDING PLAN REVIEW. ANY CHANGE OR SUBSTITUTION OF LAMP/LIGHT FIXTURES SHALL BE SUBMITTED TO THE DIRECTOR FOR APPROVAL IN ACCORDANCE WITH SECTION 2.5.2.E.

SITE PLAN APPROVAL Sheet ___ of 32
FILE NO: SPC-2012-0257C APPLICATION DATE: 08/09/2012
APPROVED BY COMMISSION ON: _____ UNDER SECTION 112 OF CHAPTER 25-5 OF THE AUSTIN CITY CODE.
EXPIRATION DATE (25-5-81,LDC) 8/9/15 CASE MANAGER: _____.
PROJECT EXPIRATION DATE (ORD.#97905-A)8/9/17 DWPZ ___ DDZ X

Director, Planning and Development Review Department
RELEASED FOR GENERAL COMPLAIANCE _____ ZONING
Rev. 1 _____ Correction 1 _____
Rev. 2 _____ Correction 2 _____
Rev. 3 _____ Correction 3 _____

Final plat must be recorded by the Project Expiration Date, if applicable, Subsequent Site Plans which do not comply with the Code current at the time of filing, and all required Building Permit and/or a notice of construction (if a building permit is not required), must also be approved prior to the Project Expiration Date.

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Fax: (512) 506-9377
www.axiomtexas.com
Texas P.E. Firm No. F-43

Project:
TOWN LAKE PARK

AUDITORIUM SHORES TRAILHEAD

700 W RIVERSIDE DR
AUSTIN, TX 78704

Project Number:
252-02

STATE OF TEXAS
NICOLE FOLTA FINDEISEN
91778
LICENSED PROFESSIONAL ENGINEER
11/08/2012

Designed: NCF
Drawn: CGF
Reviewed: ADR

-Date Issued:
NOVEMBER 8, 2012

Issues:

Sheet Title:
SITE PLAN

Sheet Number: 6 of 32
C-5

C.O.A. CASE NO. SPC-2012-0257C