S. LAKESHORE BLVD.

LOT 1, BLOCK A
ROHN LAKE PLAZA
BK. 16, PG. 38

CITY OF AUSTIN
VOL. 9400, PG. 708

LOT 8

LOT 7

ROHN LAKE PLAZA
VOL. 16, PG. 38

LOT 6

ROHN LAKE VILLAGE
CONDOMINIUM PROJECT
VOL. 1, PG. 124

CONDOMINIUM
INSTALLATION
DOC. NO. 2007087674

ROHN LAKE VILLAGE, LLC
DOC. NO. 2006060179

THE SHORES DRIVE

LADY BIRD LANE

Proposed Lakeshore Apartments- Lot 10 by others. Reference SP-2012-0436C

VAN ACCESSIBLE

ARENA DRIVE

TINNIN FORD ROAD
(W. 6.0.0')

WATERLOO CITY LANE

LOT 5

TOWN CREEK DRIVE

A SUBDIVISION OF LOTS 1, 2, 3, AND 4, BLOCK "C"
ROHN LAKE PLAZA
VOL. 16, PG. 38

LOT 4

GRAYCO ROHN LAKE
INVESTMENT 2007, LP
DOC. NO. 2007087066

WILLOW CREEK

PROPOSED LAKESHORE APARTMENTS
SP-2011-0114C
(BY OTHERS)

LOADING ZONE TO BE HEAVY DUTY PAVING

VIOLET CROWN LANE

ELMONT DRIVE
(W. 6.0.0')

LOT 3

LOT 2

LOT 1

MATCHLINE ~ THIS SHEET

MATCHLINE ~ INSET

MATCHLINE ~ SHEET 13

MATCHLINE ~ SHEET 14

0' 40' 80' 160'
SCALE: 80'

LEGEND

- CONCRETE
- LIGHT DUTY PAVEMENT
- HEAVY DUTY PAVEMENT

Lakeshore PUD Impervious Cover Tracking Table

Total Project Size	48.92 acres
Critical Water Quality Zone	2.85 acres
Net Site Area	46.07 acres
Allowable Impervious Cover (60%)	38.66 acres

Project Name	Case No.	Impervious Cover (ac)	
		Prop.	Cumul.
Lakeshore Phase I	SP 2007-0697D	2.17	2.17
Lakeshore Apartments	SP-2011-0114C	5.18	7.35
Lakeshore Apartments Lot 10	SP-2012-0436C	2.247	9.597

NOTES:

1. LIGHT DUTY PAVEMENT SHALL CONSIST OF 6" OF MOISTURE CONDITIONED SUBGRADE, 9" OF CRUSHED LIMESTONE BASE, AND 2" OF TYPE C HMAC.
2. HEAVY DUTY PAVEMENT SHALL CONSIST OF 8" OF MOISTURE CONDITIONED SUBGRADE, 10" OF CRUSHED LIMESTONE BASE, AND 3" OF TYPE C HMAC.

PARKING TABLE

Standard	Handicapped	Van Accessible	Total
122	4	1	127

NO.	DATE	REVISIONS	
C10	6/19/13	ADD LOT 10 SITE PLAN NUMBER	
C9	3/7/13	CLOSE DRIVEWAY	
C8	3/14/12	REVISE SIDEWALK, ADD RAMP	
C6	6/16/11	ADDED PHASING, CURB, SIDEWALK	
C5	04/18/11	CLOSE DRIVEWAY, ADD SPACES	
C4	12/3/10	UPDATE PROPOSED CURB AND GUTTER	
R1	09/07/10	UPDATE SITE	

THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. HE AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

CRV SHORELINE, TRS
AUSTIN, TEXAS

LAKESHORE PHASE 1 SITE INFRASTRUCTURE
2201 LAKESHORE BLVD.

MASTER SITE PLAN

JONES & CARTER, INC.
ENGINEERS • PLANNERS • SURVEYORS
Texas Board of Professional Engineers Registration No. F-439
1701 Directors Blvd., Suite 400 Austin, Texas 78744 (512) 441-9493

SCALE:	1" = 80'	DGN. BY:	GTR/CGM
DATE:	APRIL 2011	DWN. BY:	DJC
JOB NO.	A537-001	DWG. NO.	
SUBMITTED:		SURV. BY:	
		F.B. NO.	

STATE OF TEXAS
CATHERINE G. MITCHELL
92788
LICENSED PROFESSIONAL ENGINEER
9-19-11
Catherine G. Mitchell

SHEET NO. 12 OF 103

REPLACEMENT SHEET

CASE NUMBER SP-2007-0697D

APPROVED
OCT 02 2012
CITY OF AUSTIN
WPDR
DEVELOPMENT SERVICES

APPROVED
JUN 04 2013
CITY OF AUSTIN
WPDR
DEVELOPMENT SERVICES

APPROVED
MAR 21 2013
CITY OF AUSTIN
WPDR
DEVELOPMENT SERVICES

APPROVED
JAN 23 2012
CITY OF AUSTIN
WPDR
DEVELOPMENT SERVICES

APPROVED
MAY 10 2012
CITY OF AUSTIN
WPDR
DEVELOPMENT SERVICES

APPROVED
AUG 28 2013
CITY OF AUSTIN
WPDR
DEVELOPMENT SERVICES

AUSTIN FIRE DEPARTMENT
SEP 30 2011

INTERSECTION PLAN

SCALE: N.T.S.

ENLARGEMENT PLAN

SCALE: N.T.S.

J:\Projects\A537 Lakeshore\001 - Lakeshore Subdivision Phase 1\Civil\Construction Drawings\Sheets\12-14 SITE.dwg