C-4 PRESENTATION/1

SCALE: 1"=20'

LEGEND

- ½" Iron Rod Found
- ipf ½" Iron Pipe Found
- Calculated Point
- Wood Fence
- Wire Fence
- Overhead Utility Line
- guy wire
- (Record Bearing and Distance)
- 678 Tree and Tree Tag Number
- 106.4' Ground Elevation

MAP OF TOPOGRAPHIC SURVEY OF

LOT 10, BLOCK K, OAK RIDGE HEIGHTS SECTION THREE, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 4 PAGE 241 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS. LOCATED AT 901 TERRELL HILL DRIVE.

Tree "crowns" shown hereon are drawn as a function of trunk diameter. One inch of trunk diameter equals one foot of crown radius.

Elevations shown hereon are based on an assumed elevation and do not represent sea level datum.

This survey was completed without the benefit of a current title commitment. This lot may be subject to restrictions and easements not shown hereon.

TREE LIST

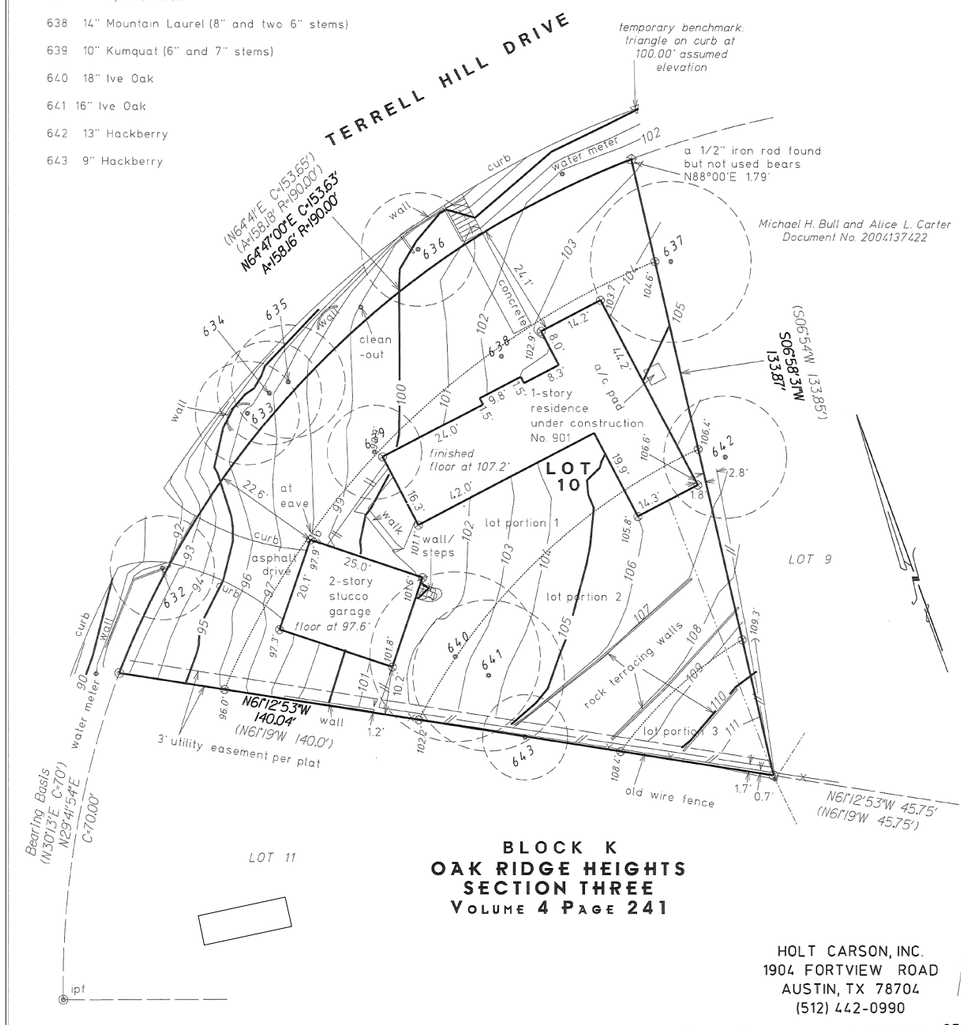
Tag No.	Description
632	11" Chinaberry
633	11" Hackberry
634	11" Chinaberry
635	12" Chinaberry
636	12" Hackberry
637	17" Spanish Oak
638	14" Mountain Laurel (8" and two 6" stems)
639	10" Kumquat (6" and 7" stems)
640	18" Ive Oak
641	16" Ive Oak
642	13" Hackberry
643	9" Hackberry

PREPARED: December 17, 2014

BY:

Anne Thayer
Registered Professional Land Surveyor No. 5850

STATE OF TEXAS REGISTERED ANNE THAYER 5850 PROFESSIONAL LAND SURVEYOR



HOLT CARSON, INC.
1904 FORTVIEW ROAD
AUSTIN, TX 78704
(512) 442-0990

Texas Licensed Surveying Firm No. 10050700 951084

1 Plot Plan
Scale: 1/32" = 1'-0"

FOURTH WORKSHOP

MAYO SCHOENING RESIDENCE

901 Terrell Hill Dr. Austin, TX 78704

09.08.2020

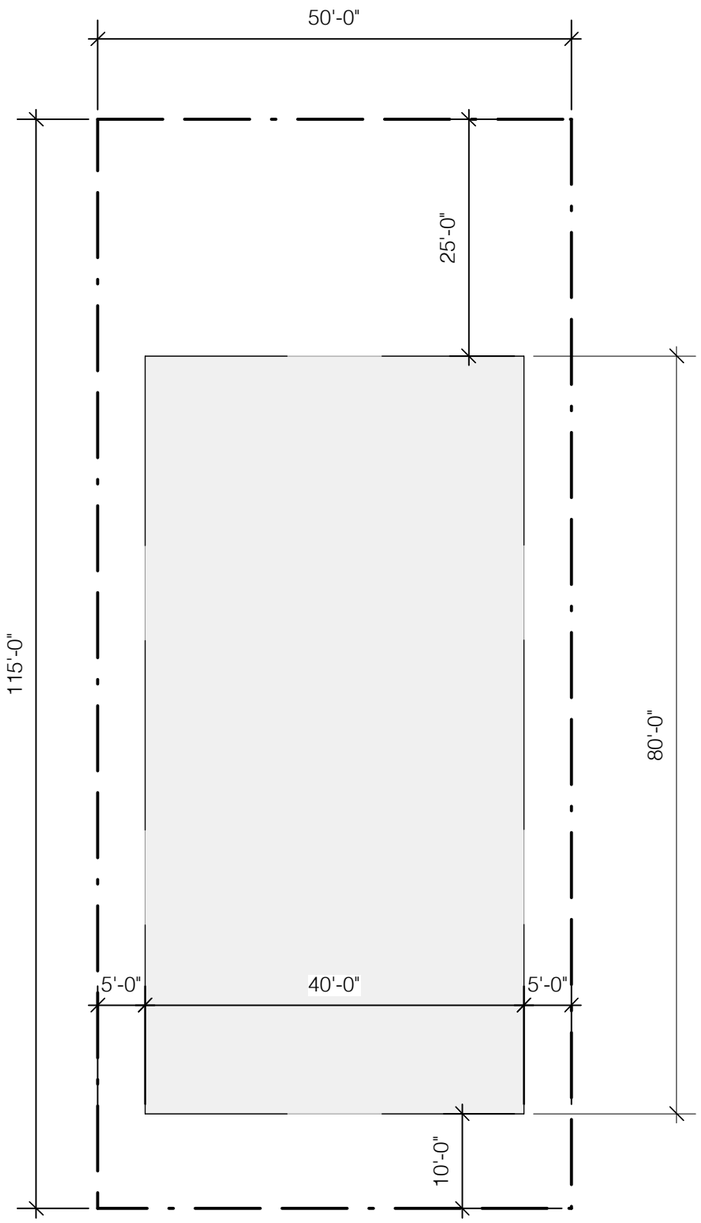
Drawn by: IB
Checked by: LJ

Plot Plan

E0.00

C-4 PRESENTATION/2

SF-3 Minimum Lot Dimensions
Re: Table 25-2-492
Minimum Area: **5750 SF**
Minimum Buildable Area: **3200 SF**
Minimum Buildable Length: **80'-0"**
Minimum Buildable Width: **50'-0"**



1 Minimum Lot Dimensions
Scale: 1/16" = 1'-0"

FOURTH WORKSHOP

MAYO SCHOENING RESIDENCE
901 Terrell Hill Dr. Austin, TX 78704
09.08.2020

Drawn by: IB
Checked by: LJ

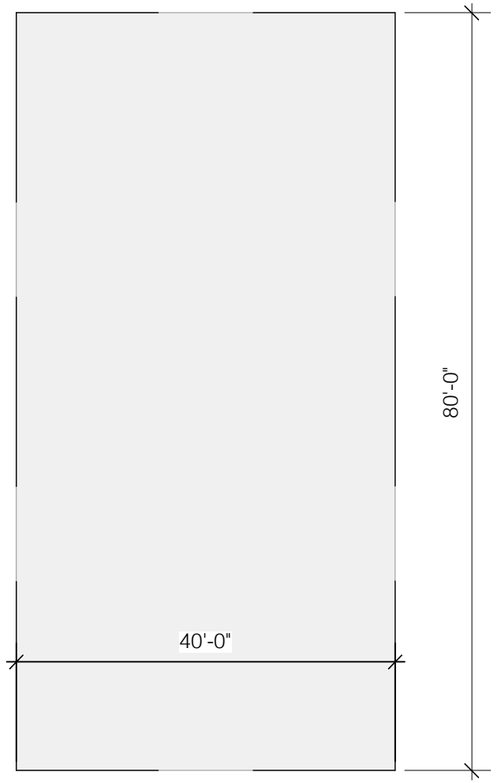
Zoning Regulations

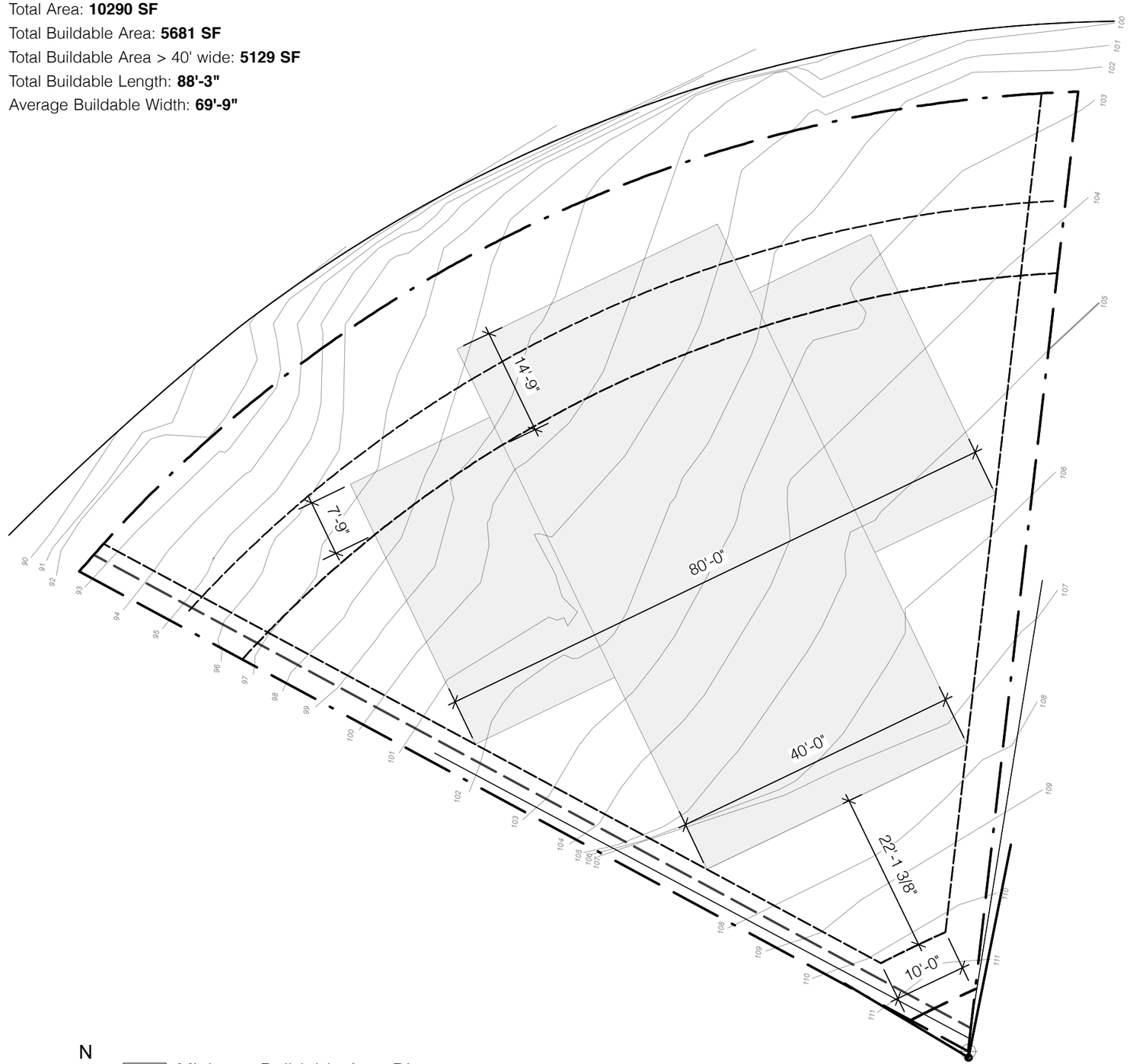
E1.00

C-4 PRESENTATION/3

SF-3 Minimum Buildable Area Footprint
Re: Table 25-2-492
Minimum Buildable Area: **3200 SF**
Minimum Buildable Length: **80'-0"**
Minimum Buildable Width: **50'-0"**

901 Terrell Hill Dr. Property with
SF-3 Minimum Lot Dimensions Overlay
Total Area: **10290 SF**
Total Buildable Area: **5681 SF**
Total Buildable Area > 40' wide: **5129 SF**
Total Buildable Length: **88'-3"**
Average Buildable Width: **69'-9"**





N

1 Minimum Buildable Area Diagram
Scale: 1/16" = 1'-0"

FOURTH WORKSHOP

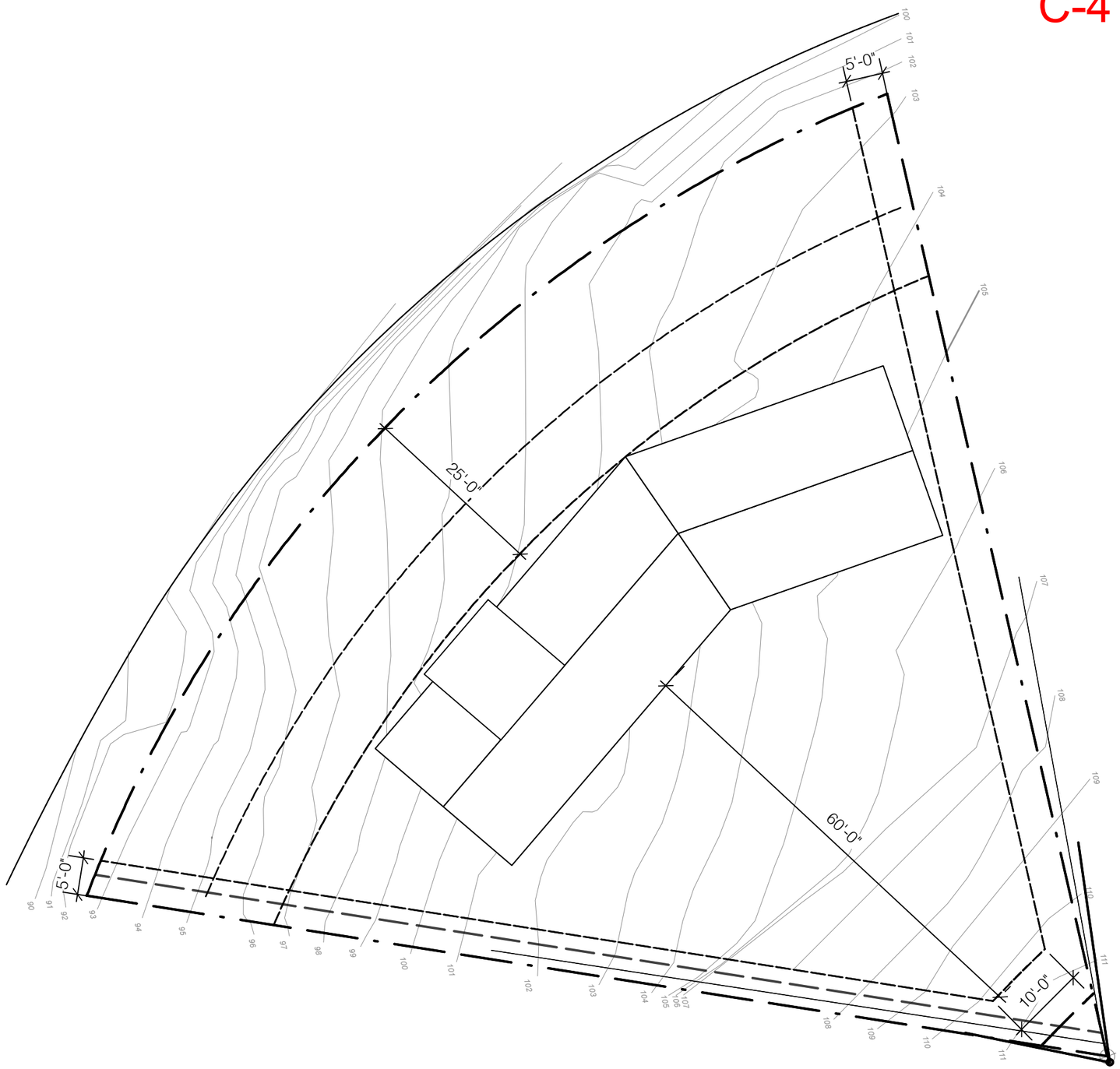
MAYO SCHOENING RESIDENCE
901 Terrell Hill Dr. Austin, TX 78704
09.08.2020

Drawn by: IB
Checked by: LJ

Zoning Regulations

E1.01

C-4 PRESENTATION/4



1 Future House with Current Setback
Scale: 1/16" = 1'-0"

FOURTH WORKSHOP

MAYO SCHOENING RESIDENCE

901 Terrell Hill Dr. Austin, TX 78704

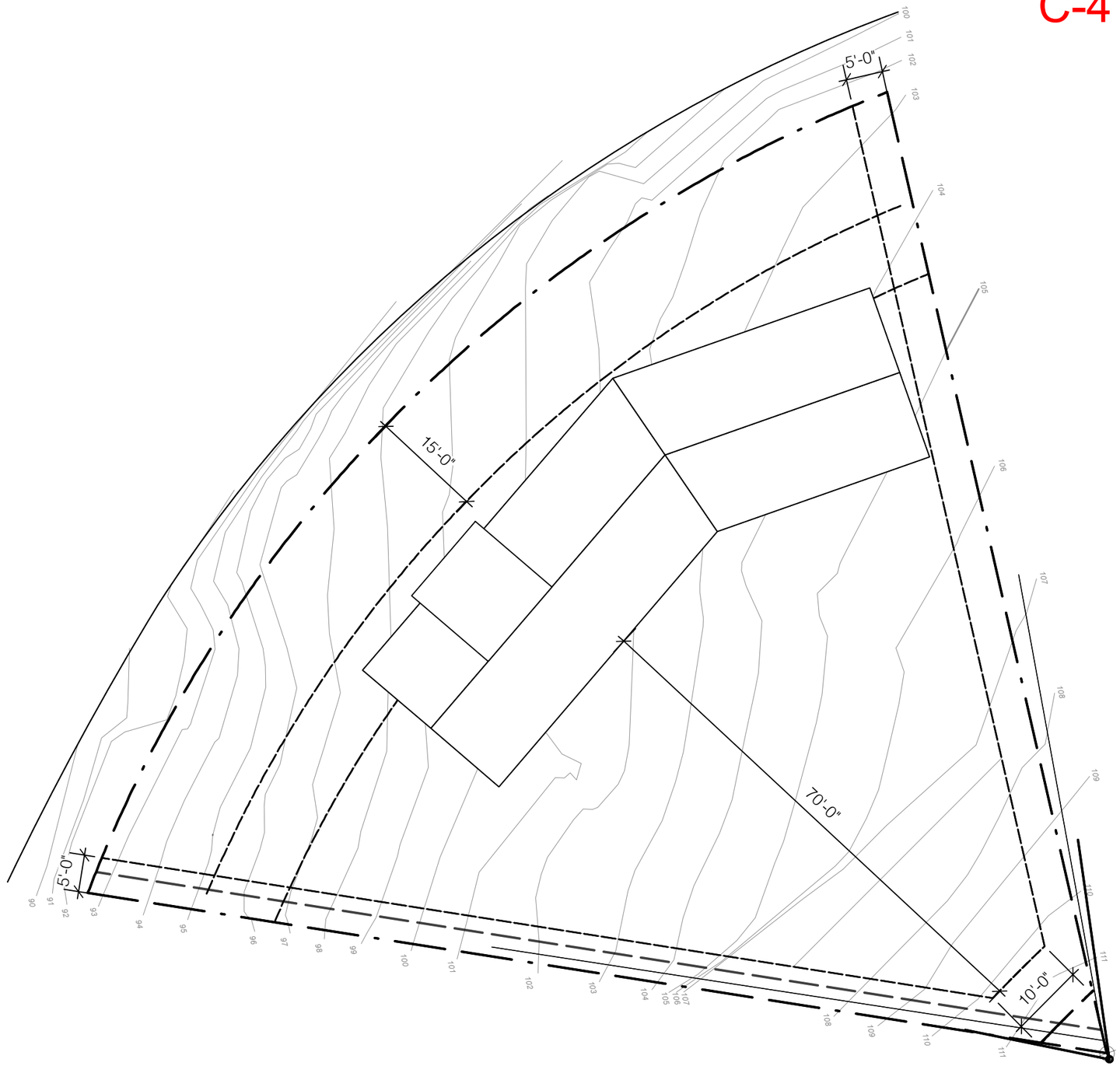
09.08.2020

Drawn by: IB
Checked by: LJ

Proposed Site Plan

E0.01

C-4 PRESENTATION/5



1 Future House with Proposed Setback Variance
Scale: 1/16" = 1'-0"

FOURTH WORKSHOP

MAYO SCHOENING RESIDENCE

901 Terrell Hill Dr. Austin, TX 78704

09.08.2020

Drawn by: IB

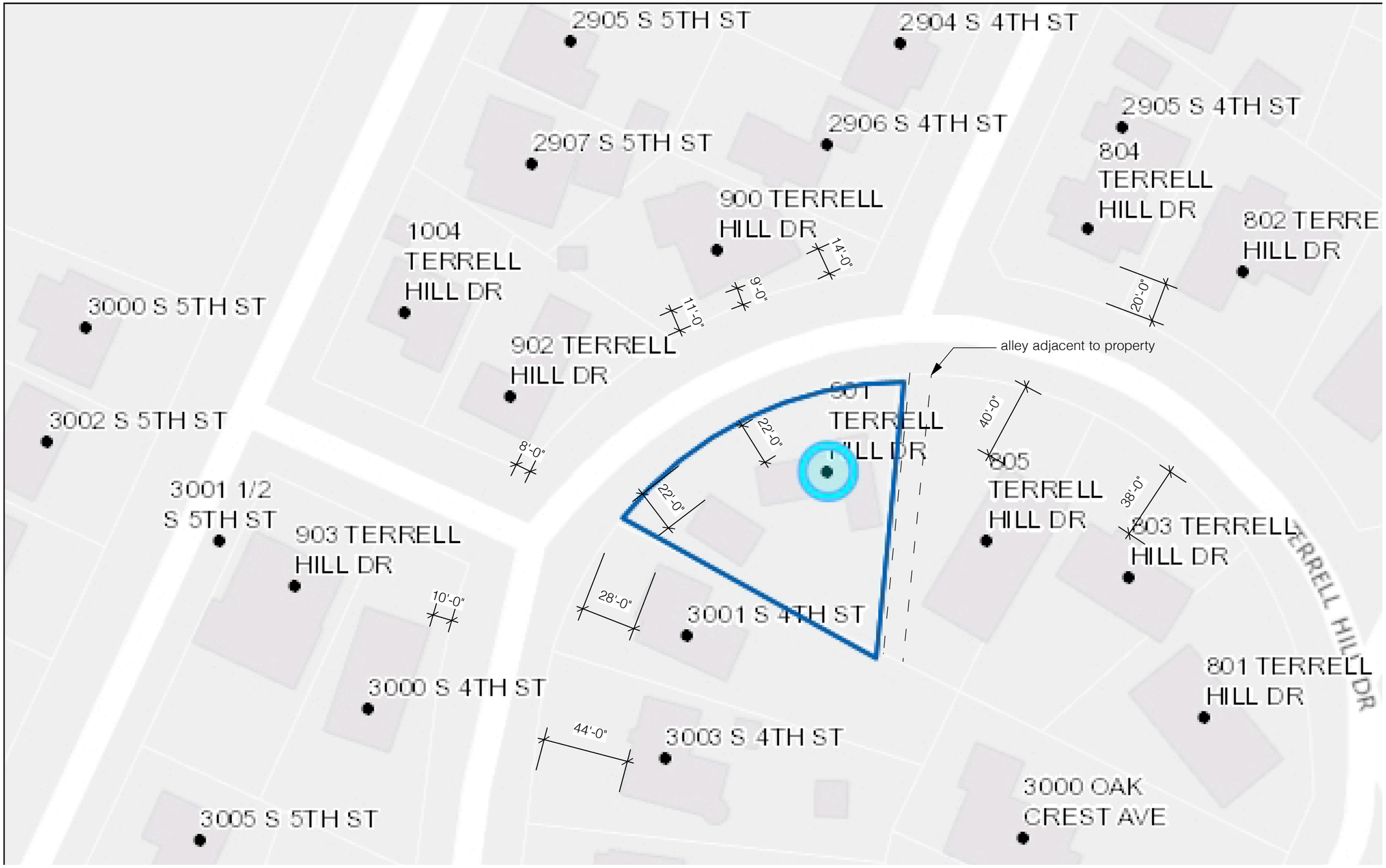
Checked by: LJ

Proposed Site Plan

E0.02

C-4 PRESENTATION/6

Property Profile



1 Terrell Hill GIS Map
Scale: 1" = 50'-0"

FOURTH WORKSHOP

MAYO SCHOENING RESIDENCE

901 Terrell Hill Dr. Austin, TX 78704

09.08.2020

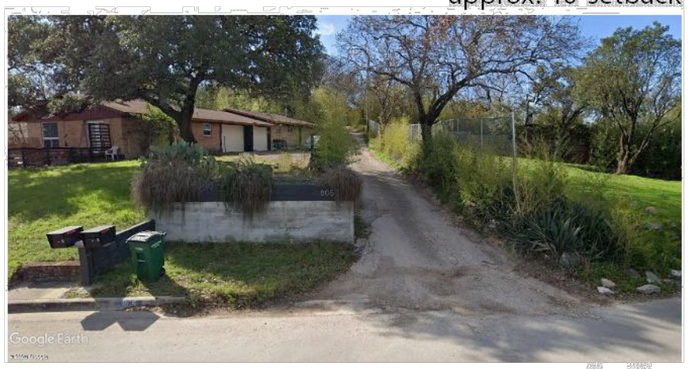
Drawn by: IB
Checked by: LJ

Adjacent Setbacks

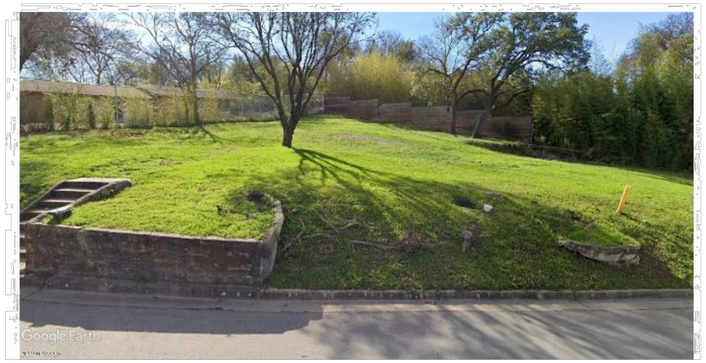
E1.02

C-4 PRESENTATION/7

approx. 40' setback

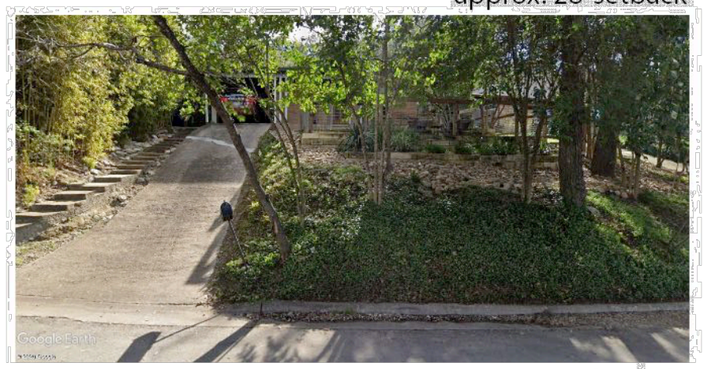


805 Terrell Hill Dr.



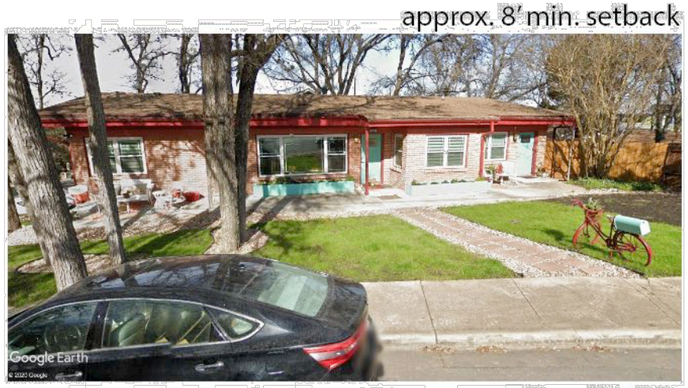
901Terrell Hill Dr.

approx. 28' setback



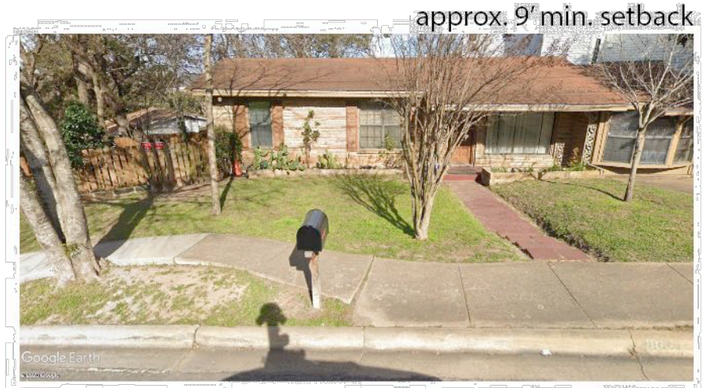
3001 S. 4th St.

approx. 8' min. setback



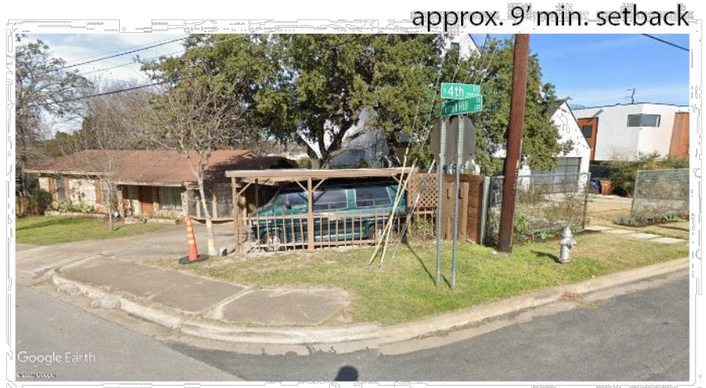
902 Terrell Hill Dr.

approx. 9' min. setback



900 Terrell Hill Dr.

approx. 9' min. setback

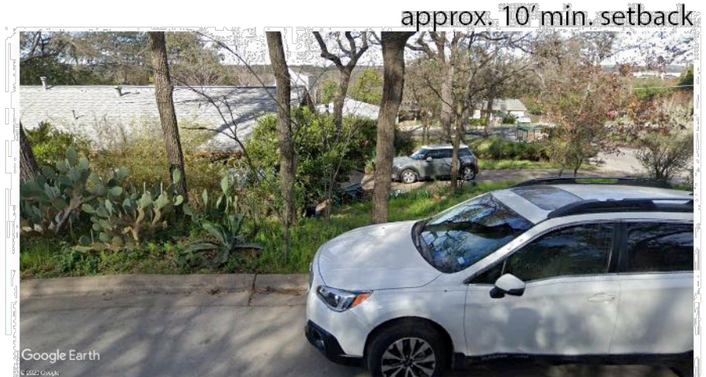


900 Terrell Hill Dr.

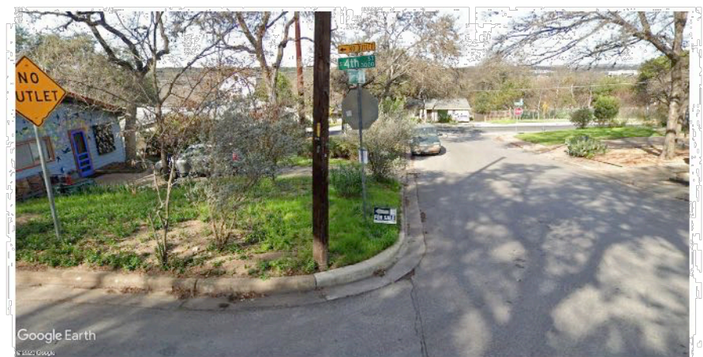
approx. 10' min. setback

3000 S. 4th St.

approx. 10' min. setback



3000 S. 4th St.



3000 S. 4th St.

FOURTH
WORKSHOP

MAYO SCHOENING RESIDENCE

901 Terrell Hill Dr. Austin, TX 78704

09.08.2020

Drawn by: IB

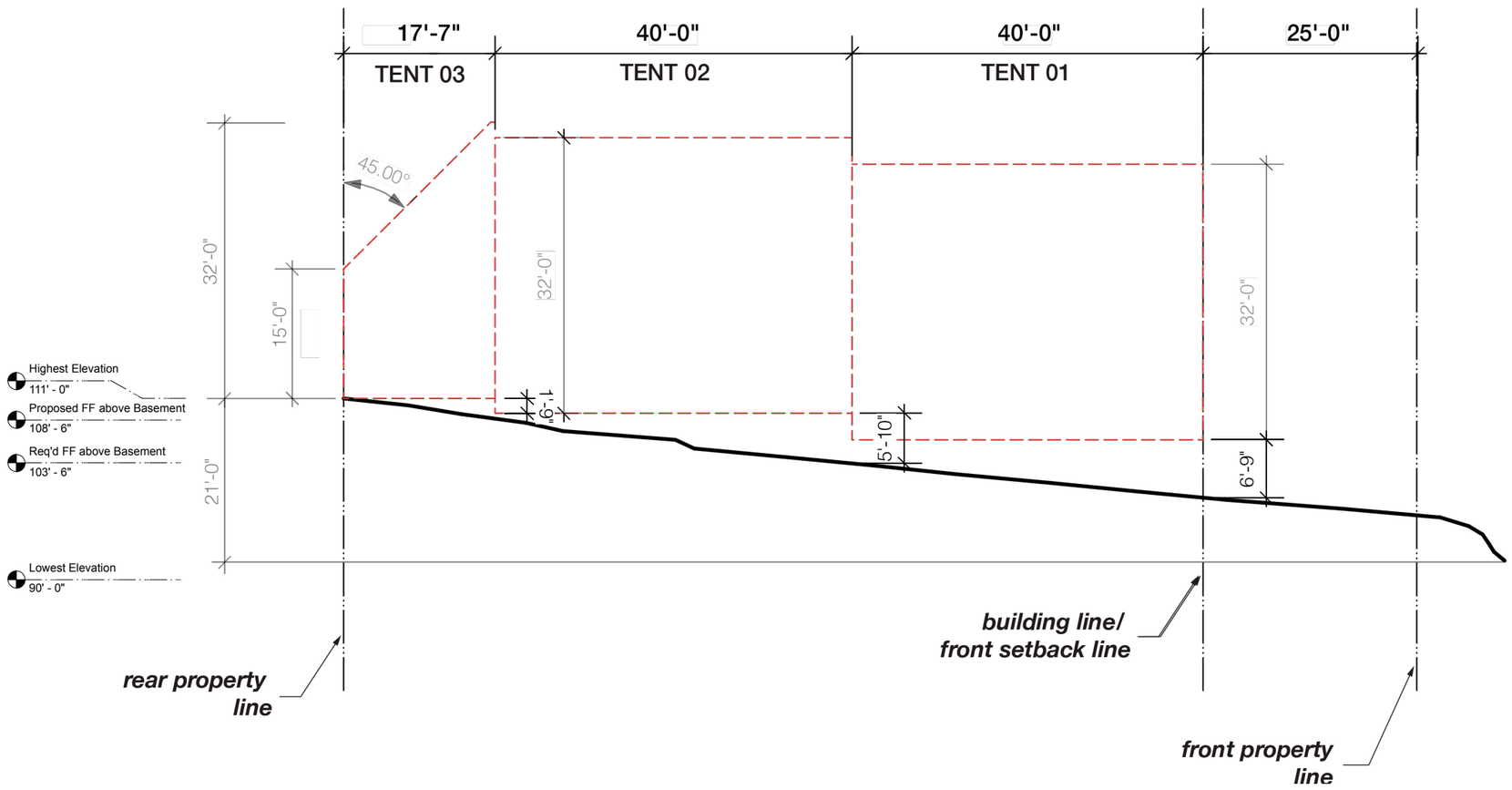
Checked by: LJ

Neighbor Streetfronts

E1.03

C-4 PRESENTATION/8

FOURTH WORKSHOP



1 Site Section with Tent
Scale: 1/16" = 1'-0"

MAYO SCHOENING RESIDENCE

901 Terrell Hill Dr. Austin, TX 78704

09.08.2020

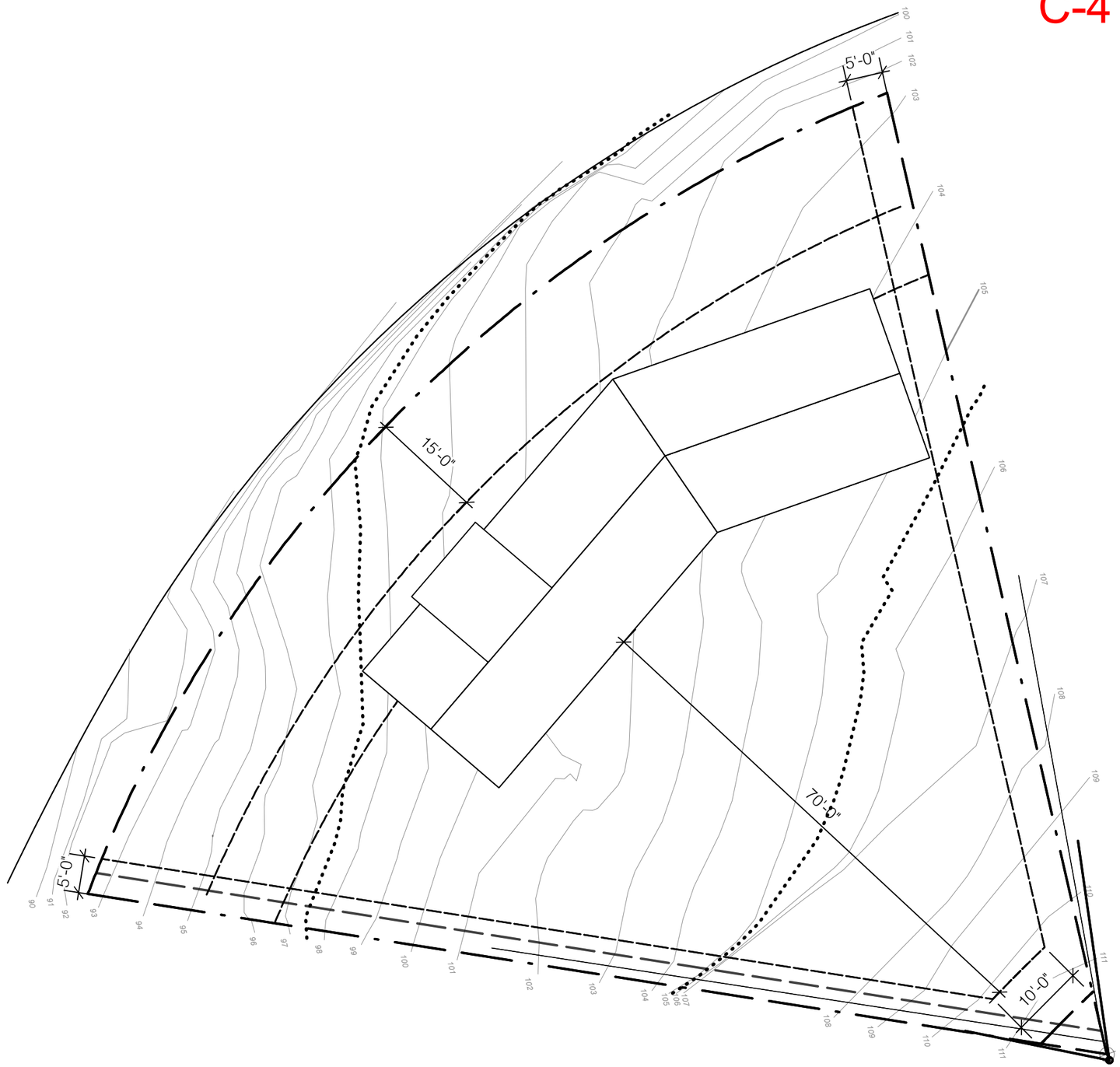
Drawn by: Drawn By

Checked by: CS

Site Grade + Tent

E2.00

C-4 PRESENTATION/9



1 Future House with Proposed Variance
Scale: 1/16" = 1'-0"

FOURTH WORKSHOP

MAYO SCHOENING RESIDENCE

901 Terrell Hill Dr. Austin, TX 78704

09.08.2020

Drawn by: IB
Checked by: LJ

Variance Requests

E3.00