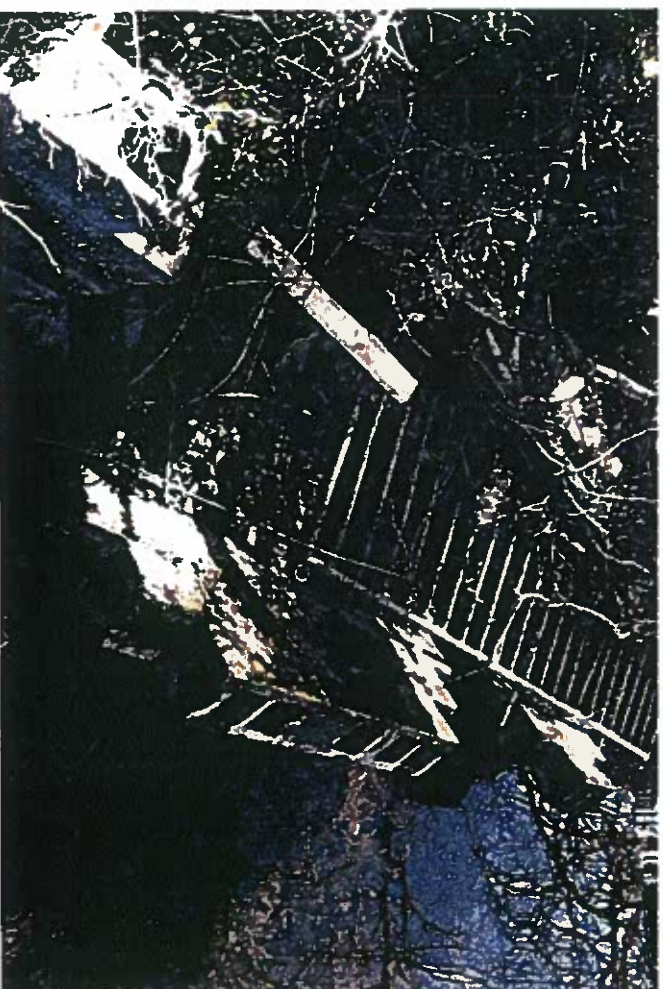
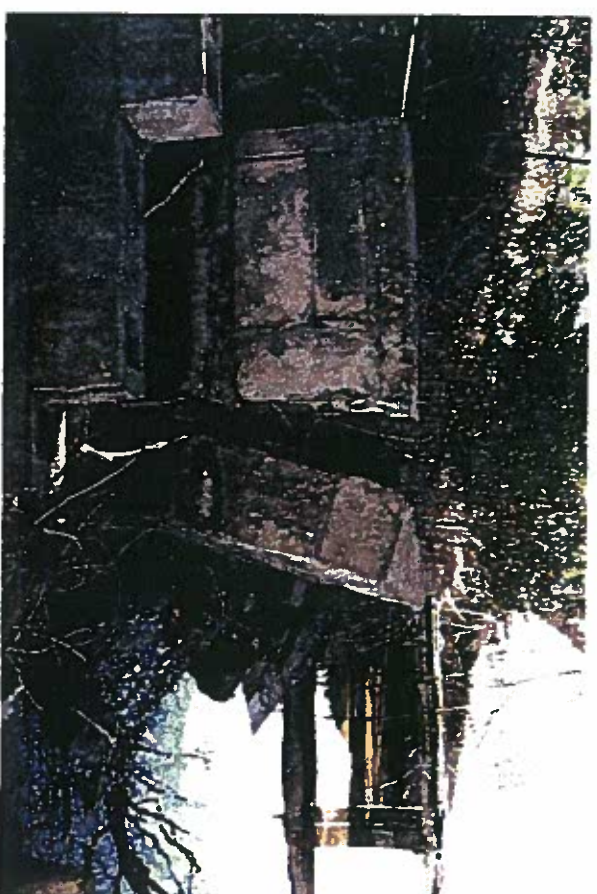


C11

# 2700 Edgewater Drive

Zoning and Platting Commission  
Meeting  
September 7, 2010

# Bulkhead Before 2007



# Jan. 10, 2007 - Site Development Exemption Request



Watershed Protection and Development Review Department  
P.O. Box 1088, Austin, Texas 78767  
One Texas Center, 505 Barton Springs Road  
Telephone: (512) 974-6370 Fax: (512) 974-2423

## Site Development Exemption Request 20X-07-0032

Site Address: 2700 EDENWATER DR AUSTIN, TX 78733

Project Name: BULKHEAD REPAIR

Legal Description: 0.387 Ac. of Lot 14, Cedar Ranch plus Pl. of vac. street, Trk 0.449 Ac. TAA 1A = 0135360131

Zoning: SF-2 Watershed: \_\_\_\_\_ Flood Plain? ☒ Yes ☐ No

Existing Land Use(s): Shaded lot

Proposed Land Use(s): Shaded lot

Brief General Description of the Development being sought:

*Repair/Replacement of existing bulkhead to prevent further erosion.*

Attach a detailed description of the proposed development in a memorandum or letter and a site plan or survey plan that graphically indicates, but is not limited to:

- > existing trees
- > buildings
- > parking areas
- > roadway/streets
- > all areas of impervious cover levels (existing & proposed)
- > erosion controls (i.e.: silt fencing, tree protection)
- > limits of construction
- > type of construction
- > location of construction
- > accessible parking
- > access route

I, Nathan Chelstrom (PRINT NAME) do hereby certify that I am the

☒ Owner ☐ Owner's agent (to act as the owner's agent, written authorization from the owner must be provided) of this described property, and in this capacity, submit this request for exemption from the site plan substantial requirements pursuant to Chapter 25-5.2 of the Austin City Code.

Furthermore, I certify and acknowledge that:

1. Although the proposed development does not require a formal site plan approval, it may require, prior to beginning any site work, the approval of this subdivision or issuance of a building, remodel, and/or demolition permit;
2. Although the proposed development complies with all applicable zoning regulations, it does not prohibit enforcement of restrictive covenants and/or deed restrictions;
3. The approval of this exemption request does not constitute authorization to violate any provisions of the Austin City Code or other applicable requirements, which includes the use or occupancy of the improvement;
4. The approval notice with paid receipt shall be clearly posted on-site and protected from the elements at all times.

Nathan Chelstrom Signature of Requester Date: 1-10-07

Address: 1903 Claudia Vista Dr Cedar Park, TX 78613

Telephone: 512-293-7813

Please indicate how you wish to receive a copy of the results of the review:

☐ Mail ☐ FAX ☒ E-mail: nchelstrom@yahoo.com

# Jan. 10, 2007 - Letter Included with Exemption Request

Nathan Chelstrom

☎512-293-8313

Watershed Development Review Department  
P.O. Box 1088  
Austin, TX 78767

01/10/07

Subject: Exemption request for 2700 Edgewater Drive

Dear Sir or Madam:

As Lake Austin is lowered, it has become evident how dilapidated and dangerous the current bulkhead on 2700 Edgewater Drive is. I have attached pictures to illustrate the current state of the bulkhead, not only the resultant erosion but the garbage and debris which is currently being trapped in locations where the bulkhead has fallen apart. This request is to replace locations of the current bulkhead that have completely deteriorated and repair locations which are simply failing, resulting in a single, uniform bulkhead across the property, as once existed. Please see the attached photos and call me at (512) 293-9313 if I can answer any questions.

Best regards,

  
Nathan Chelstrom

[illegible]

# Jan. 12, 2007 - Site Development Exemption Request Denial

## Departmental Use Only

Project Name:		Bulkhead Repair		Date: 1-12-07		Project Number: 032		Applicant Name: Nathan Chelstrom	
Site Plan		1-12-07		1-12-07		1-12-07		1-12-07	
<p>From the attached photos it appears that this wall is beyond repair and will require full replacement. A site plan will be necessary for this project.</p>									
<input type="checkbox"/> Transport	N/A		<input type="checkbox"/> SPOC*						
<input type="checkbox"/> Engineer	N/A		<input type="checkbox"/> SPOC*						
<input checked="" type="checkbox"/> Environment	Bulkhead 11/1/07		<input type="checkbox"/> SPOC*		<p>Provide a site plan. The bulkhead is beyond the point of repair.</p>				
<input type="checkbox"/> AFD									
<input type="checkbox"/> AWU	N/A								
<input type="checkbox"/> Plumbing	N/A								

\* SPOC - Single Point of Contact

Smart Housing Project? ☐ Yes ☐ No

Existing Certificate of Occupancy? ☐ Yes ☐ No ☐ N/A

Exhibit attached? ☐ Yes ☐ No ☐ N/A

Qualifies for exemption per Section 25.5-2? ☐ Yes ☐ No ☐ N/A

Building permit required? ☐ Yes ☐ No ☐ N/A

Proposed Land Use? ☐ Yes ☐ No ☐ N/A

☐ Approved

☒ Denial

☐ Determined to be a DR/Revision Only Project

Check all that apply:

☐ Review Fee(s) Not Required

☐ Site Plan Correction/Exemption Review Fee

☐ Change of Use Review Fee

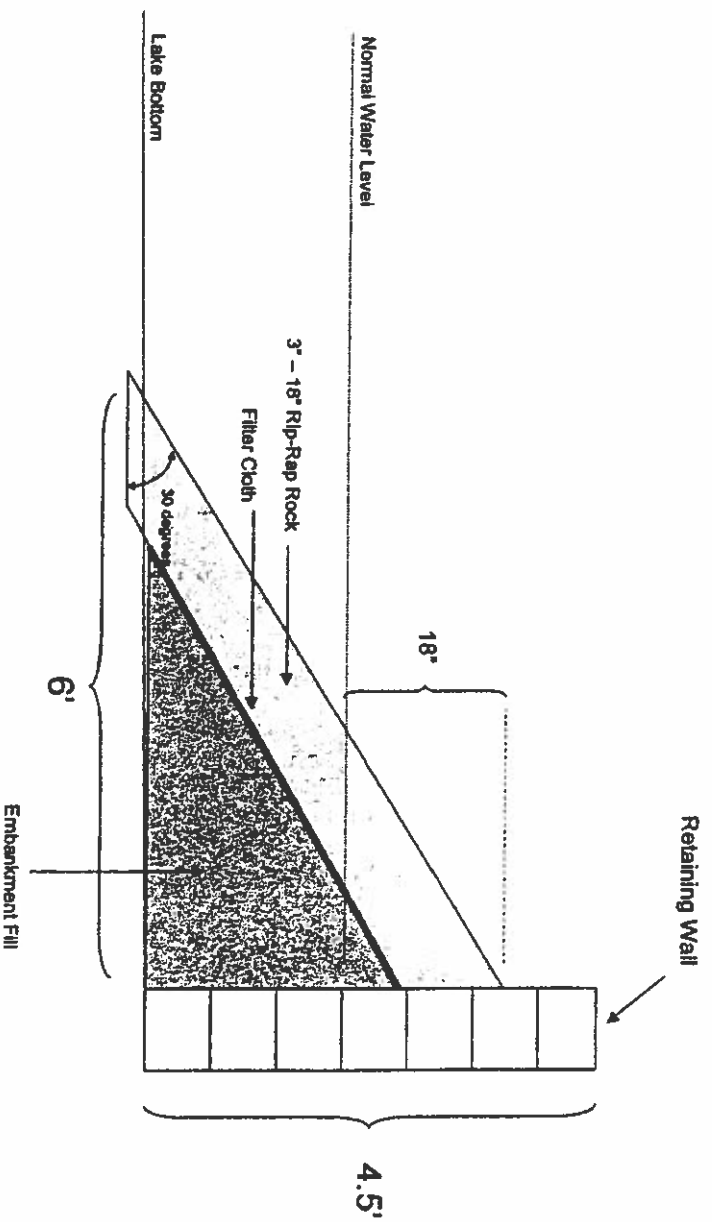
☐ Landscape Inspection: \_\_\_\_\_ acres

☐ Shared Parking Review

☐ Paving Review: \_\_\_\_\_ phases

Jan. 28, 2007 - Bulkhead profile based on Parks Dept.

Proposed bulkhead profile for 2700 Edgewater Drive



N. Chelstrom  
January 28, 2007

# Jan. 28, 2007 - Letter Included with Bulkhead Profile

January 28, 2007

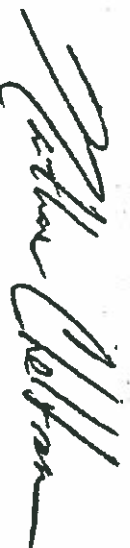
John McDonald  
City of Austin  
Watershed Protection and Development Review Department  
P.O. Box 1088  
Austin, TX 78767

RE: 2700 Edgewater Dr. site development exemption request

Dear Mr. McDonald:

I have attached the profile view of the proposed bulkhead design for 2700 Edgewater Drive. This is based on previously approved designs that I received from Randy Scott. If you have any questions about this design or need any further information to approve an exemption permit, please give me a call at (512) 293-9313.

Sincerely,



Nathan Chelstrom

# Feb. 1, 2007 - Site Development Exemption Approval



Watershed Protection and Development Review Department  
P.O. Box 1088, Austin, Texas 78767  
One Texas Center, 505 Barton Springs Road  
Telephone: (512) 974-5370 Fax: (512) 974-2423

## Determination of a Site Development Exemption Request

Date: 2/1/2007  
Number of pages including cover: 1  
From: Rick Vasquez or Sally Montemuro @ (512) 974-9747  
To: Nathan Chelsom Telephone: 292-9313  
FAX: IL-Mail: nchelsom@yahoo.com  
Exemption#: SPX-97-0032  
Project Name: 2700 Edgewater Drive Bulhead Ranch  
Address: 2700 Edgewater Drive  
Review Staff Contact/Telephone: DAC Review Team @ 974-5370

Your request has been Approved.  
See NOTES for additional information and/or conditions.

Site Plan Correction Review	
Landscape Inspection	
Shared Parking Review	
Phasing Review	
Change of Use Review	
x Commercial Exemption Review	\$75.00
TOTAL COST:	
\$75.00	

### NOTES:

Approved exemptions may be picked up on or after February 5, 2007, on the 1<sup>st</sup> floor of ORC between the hours of 9:00 a.m. and 4:00 p.m.

Confidentiality Notice: The documents accompanying this transmission is legally privileged and intended for the use of the recipient named. If received in error, please notify the City of Austin immediately via telephone to arrange for the return of the documents. You are hereby notified that any disclosure, copying, distribution, or the taking of any action in reliance on this information is strictly prohibited.

WPR 04/06/06

Page 1 of 1

Printed on 02/01/2007 at 11:50 AM

# Jan. 31, 2007 - Site Development Exemption Signoff

John McDonald signed off  
for exemption of site plan



John McDonald signed off  
for exemption of  
environmental review



Departmental Use Only	
<input checked="" type="checkbox"/> <b>Exemption Review</b> <input checked="" type="checkbox"/> <b>Public Review</b> <input checked="" type="checkbox"/> <b>Site Plan</b>	<b>Departmental Review</b> <b>SPX-07-0032</b> <b>1-31-07</b> <b>SPX</b>
<input type="checkbox"/> Transport	<input checked="" type="checkbox"/> N/A
<input type="checkbox"/> SPOC*	<input type="checkbox"/> SPOC*
<input type="checkbox"/> Engineer	<input checked="" type="checkbox"/> N/A
<input type="checkbox"/> SPOC*	<input type="checkbox"/> SPOC*
<input checked="" type="checkbox"/> Environ.	<input checked="" type="checkbox"/> <i>[Signature]</i> 1-31-07
<input type="checkbox"/> SPOC*	<input type="checkbox"/> SPOC*
<input type="checkbox"/> ARD	<input type="checkbox"/> ARD
<input type="checkbox"/> ARU	<input type="checkbox"/> ARU
<input type="checkbox"/> Plumbing	<input type="checkbox"/> Plumbing

\* SPOC - Single Point of Contact

Smart Housing Project? ☐ Yes ☒ No

Existing Certificate of Occupancy? ☐ Yes ☒ No ☐ N/A

Exhibit attached? ☐ Yes ☒ No ☐ N/A

Qualifies for exemption per Section 25-5-2? ☐ Yes ☒ No ☐ N/A

☒ **Approved** ☐ **Referred** ☐ **Determined to be a Discretionary Project**

Check all that apply:

☐ Review Fee(s) Not Required

☒ Site Plan Correction/Exemption Review Fee.

☐ Change of Use Review Fee

☐ Landscape Inspection: \_\_\_\_\_ acres

☐ Shared Parking Review \_\_\_\_\_ phases

☐ Planning Review: \_\_\_\_\_ phases

# Feb. 15, 2007 - Environmental Inspection during Construction



City of Austin  
Municipal Protection and Development Review Department  
One Texas Center, 505 Barton Springs Road  
P.O. Box 1088, Austin, Texas 78767

## NOTICE OF ORDINANCE / AUSTIN CITY CODE VIOLATION

☐ First Notice of Non-Compliance (Verbal)  
☐ Second Notice of Non-Compliance (Written)

Date: \_\_\_\_\_ Site Plan No. / Case No. / Building Permit No.: \_\_\_\_\_

Address/location: \_\_\_\_\_

Owner Name / Address: \_\_\_\_\_

Contractor Name / Address: \_\_\_\_\_

Engineering Name / Address: \_\_\_\_\_

The following Austin City Code violations have been observed at the above-referenced site:

☒ Failure to obtain an approved site plan or permit (Section 25-5-1)  
☒ Failure to provide adequate erosion and sedimentation controls (Section 25-8-181)

Failure to comply with protected tree requirements (Section 25-8-621)

Other: \_\_\_\_\_

Items Needing Correction: \_\_\_\_\_

Failure to comply with this Notice may result in further legal action by the City of Austin, including criminal penalties of up to \$2,000.00 per day. This project may be issued a Stop Work Order (Code Section 25-1-441) after 24 hours if the items listed are not corrected. A Stop Work Order, commonly known as a "Red-Tag," would halt further development. City of Austin inspections and utility inspections until compliance is achieved. Please contact \_\_\_\_\_ of the City of Austin's Watershed Protection and Development Review Department for information and assistance in complying with these requirements. Information on Development Permit applications and requirements of the Austin City Code may also be obtained by contacting the Development Assistance Center at 974-6370, located at One Texas Center, 505 Barton Springs Road.

Sincerely, \_\_\_\_\_

For: Joe Penland, PE, Director  
Watershed Protection and Development Review Department

A reinspection and the associated reinspection fee are required according to Section 25-1-289 of the Austin City Code for the following reasons:

☒ Reinspection to release ordinance violation on permitted site.

Reinspection for compliance, after violation is determined on a non-permitted site.

Other: \_\_\_\_\_

Notice: When a reinspection fee is due, no additional inspections will be performed until the reinspection fee is paid. Payment of the fifty-dollar (\$50.00) reinspection fee must be made with exact cash or check payable to "The City of Austin." The reinspection fee payment must accompany this form and be paid in person to the Watershed Protection and Development Review Department office at 505 Barton Springs Road, Room 1330. Office hours for payment are between 7:45 - 11:30 a.m. and 12:30 - 4:45 p.m. Please call 974-2278 if you have any questions.

Notice received by: \_\_\_\_\_

Notice posted on site: \_\_\_\_\_

White Copy - Inspector

Yellow - WPDARD Office

Pink Copy - Owner/Engineer/Contractor/Insured on Site

12/15/2005

Inspector Ritter recorded my e-mail, and told me that she would talk with John McDonald and let me know what I needed to do.

Says Reinspection would be needed to release the ordinance violation

# June 7, 2007 - Stop Work Order for Shoreline Modification

The City of Austin  
Solid Waste Services Department  
Code Enforcement Division



P.O. Box 1088  
Austin, TX 78767

## STOP WORK ORDER - PERMIT(S) REQUIRED

Address: 11111 N. Lamar Blvd.

Owner: 11111 N. Lamar Blvd.

Contractor: 11111 N. Lamar Blvd.

Date: 7.6.7 Investigator: Paul H. Macdonald Tel: 974-8378

Be advised that Section 25-1-441 of the Austin City Code specifies that a permit is required for the construction, alteration, repair, erection, demolition, or relocation of a structure. Because work has started without proper permit(s), all work must stop immediately.

☒ Section 25-1-32 requires a permit to be obtained prior to performing the following activities:

☒ Building (2000 IRC, R105.1; 2003 IBC, 105.1) ☐ Electrical

☐ Plumbing (2003 UPC, 103.1.1)

☐ Mechanical (Section 25-13-13, 112.1)

☒ Section 25-1-37 requires a demolition permit to be obtained prior to demolishing a structure or portion of a structure.

☐ Section 25-1-141 requires a relocation permit to be obtained prior to relocating a structure or portion of a structure.

Description of Work: Shoreline modification

To comply with the Austin City Code, you must obtain the proper permit(s) within:

☐ 7 days (for residential property)

☐ 14 days (for commercial property)

☐ An investigation fee will be assessed which double the cost of the permit(s).

For questions concerning residential property, you may contact the Zoning Review Division at (512) 974-2380. For questions concerning commercial property, you may contact the Development Assistance Center (DAC) at (512) 974-6570.

A person may appeal this Order to the City of Austin's Building Official. A written appeal must be filed no later than 3 days after the posting of this Order and contain:

- > the name and address of the appellant;
- > a statement of facts;
- > the decision being appealed; and
- > the reasons the decision should be set aside.

## ORDEN DE PARAR EL TRABAJO - PERMISO(S) REQUERIDOS

Sea informado que la sección 25-1-441 del Código de la Ciudad de Austin especifica que se requiere un permiso para la construcción, modificación, reparación, erección, demolición, o traslado de una estructura. Como el trabajo ha comenzado sin el permiso(s) apropiado, todo el trabajo debe pararse inmediatamente.

Una persona puede apelar esta Orden a del Oficial de Edificio de la Ciudad de Austin. Una petición escrita no debe ser archivada más tarde que 3 días después de la fijación de esta Orden y contener:

- > el nombre y dirección del apelante;
- > una declaración de hechos;
- > la decisión apelada; y
- > los motivos la decisión deberían ser puestos aparte.

Si usted tiene alguna pregunta, puede ponerse en contacto conmigo por teléfono entre 7:30 de la mañana y 4:00 de la tarde, de lunes a viernes, o puede dejar un mensaje de correo vocal de ml en cualquier momento.

POST COPY

0206

modify shoreline, new  
retaining wall

# June 18, 2007 - Stop Work Order Closed

----- Forwarded Message -----

From: "Marshall, Khalid" <Khalid.Marshall@cl.austin.tx.us>  
To: Nathan Chestrom <nchestrom@yahoo.com>  
Sent: Mon, June 18, 2007 7:59:26 AM  
Subject: RE: 2700 Edgewater Dr.

Mr. Chestrom,

I have spoken with the permits center and I found the documentation that I needed to pull the stop work order. The trees are not an issue any longer either due to the information that you have provided. As for the plumbing check box it must have been a mistake due to the fact that I also stopped work on a property just down the road from you that was doing work that required a plumbing permit. I will update my case and close the SWO. Thank you for your time and patience. Just FYI be sure to get any permits and or variances before you build so that we can avoid any undue complaints. Thank you again for your time and for going thru the steps to be legal.

→ Closed the Stop Work Order

*Khalid Marshall*  
SWS Code Enforcement  
974-9078 Work  
802-7608 pager

From: Nathan Chestrom [mailto:nchestrom@yahoo.com]  
Sent: Monday, June 18, 2007 12:11 AM  
To: Marshall, Khalid  
Subject: 2700 Edgewater Dr.

I hi Khalid,  
I am not sure if you have received your phone messages from Friday, but I went by the lot and saw your stop work permit. I then went to the One Texas Center, where I thought you were located (I've since learned you are at the Cameron Road office). Anyways, after being run around from the 1st floor, to the 3rd, to the 4th, to the 11th, and finally to the 2nd... I found someone that was very helpful.

She ended up talking to a reviewer that mentioned that you had talked with John McDonald on Thursday and received a copy of the exemption permit I received on Feb 5, 2007. Is there anything else that I need to do regarding my bulkhead? At the time of the exemption, I provided all of the information regarding the erection of the wall. Do I need to provide this again? Please let me know.

Also, on the stop work tag, I noticed you mentioned cut trees. I have attached the approval I received from Michael Embesi, regarding the removal of my tree. Please let me know if there is anything else I need to do regarding this matter as well.

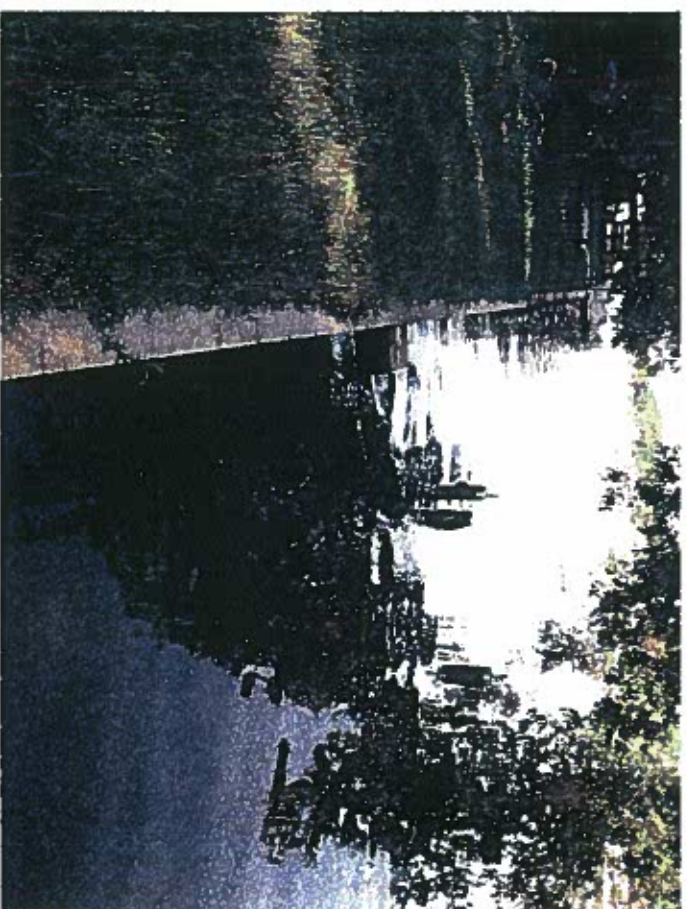
Finally, I noticed on the stop work permit that the boxes next to building and plumbing permits required was checked. Can you please explain the plumbing permit requirement? I have no plumbing on my lot.

I look forward to resolving any outstanding issues regarding the property. Please feel free to e-mail me or call me at 293-9313 if there is anything further that I need to do.

Best Regards,  
Nathan

→ Is there anything else that I need to do regarding my bulkhead?

## Bulkhead After 2007 Construction



# May 6, 2010 - Engineering Evaluation of Existing Bulkhead



May 6, 2010

Mr. & Mrs. Nathan Chelstrom  
1008 Castile Rd. Unit B  
Austin, TX 78733-2508

RE: Chelstrom Residence  
2700 Edgewater Dr.  
Austin, Texas

Job #: 20082710

Dear Nathan & Farrah:

On Thursday, May 6, 2010, a representative of our office visited the above referenced site to observe the existing bulkhead to render an opinion as to the structural integrity of the wall and whether it appears to be constructed substantial enough to support the loads that are currently being applied.

Currently the wall appears to be performing well. It is our understanding that the wall is constructed on a concrete footing with an 8" vertical reinforced CMU wall. We did not observe any distress in the wall such as a bulge or settlement. It appears that the wall will support the current loads and any future loads that may be applied in the future. Since the residence under construction is supported on pilings and not by the grade behind the wall, we do not anticipate any additional soil pressure will be applied to the wall.

Therefore, based on our observations, it is our opinion that the bulkhead is structurally sound and does not pose any risk of failure or delinment to the site or the lake.

Should any questions arise concerning this matter please call this office.

Sincerely,

A handwritten signature in black ink, appearing to read "Richard Luevano, Jr.", written over a horizontal line.

Richard Luevano, Jr., P.E.  
Partner  
Steinman Luevano Structures, LLP  
TBPE Registration No. 1624



5-6-10

## September 7, 2010

- I have a building permit that has been approved by the City of Austin.
- I have a poured foundation that has been inspected and passed by the City of Austin
- I am 7 months in to a 12 month construction loan, and haven't been able to work on my approved house for the past 5 months because of a stop work order on my building permit.
- I wasn't asked to do a siteplan until almost 1 year after my building permit was received, and after construction had already started. Even then I was told that my siteplan process would not interfere with the construction of my home.
- I am told by City Staff that they made mistakes in the permitting process and should have not issued a building permit until a siteplan was approved. My permit is now on hold, and my family is the only one suffering for those mistakes.
- It has been said, on record by the Parks Department, that restrictions placed on my property are meant to be punitive to me and my family. I think this is extremely unfair considering that everything I have done has been with the direction and approval of the City Staff. The 5 month delay I have been caused has been so financially damaging that should be considered punitive enough. I believe the goal should be to come up with an equitable solution for all parties, not one that is discriminatory and arbitrary. I believe my modified siteplan with the Wetland Bench as a preserve is that equitable solution.
- Members of the Zoning and Platting Commission, please take this opportunity to follow the approvals of the Parks Board and the Environmental Board, and approve my variance request and help end this nightmare my family is trying to get out of.

## My friendly neighbors



On January 18, 2010... Mr. Rodewald stopped me in the street and told me that he wasn't done yet, and that it was his mission to stop me from building

## My friendly neighbors (cont.)

- Trees - They are going to claim that I clear cut my lot in some illegal manner. There were 2 protected trees on my property, and before those were touched, I worked with the City Arborist. My mitigation trees are included on the siteplan.
- You may see a picture of my foundation in the floodplain. I worked with the Watershed Protection Department, an Environmental Engineer, and a Structural Engineer for almost a year to come up with a design that was floodproof and did not cause any ill effects to neighboring properties or the lake.
- OSSF - On-site Sewage Facility that adheres to today's high standards. My neighbors have even spread rumors that I will be pumping sewage in to the lake, when in fact my system is much more environmentally friendly than the older systems on my street.
- They claim I am building some monster size house that isn't fit for the neighborhood. My house is 2334 sq. ft of living space on 2 floors. It is raised to be above the floodplain, but should not be considered a mansion. There are several houses on my same street that are larger, ranging between 2368 - 4447 sq. ft., one is just 2 doors down.
- Precedent - They say that after my approval they will move the entire neighborhood will be moving their bulkheads out without any permits. They fail to realize that I had a permit from, and was inspected by, the City of Austin.

## The Final Straw

- Many of the neighbors have mentioned that this property was marketed in the MLS as a recreational/boat dock lot.
- Unfortunately, I am not in a financial position to purchase a recreational lot on Lake Austin. Before I purchased this property, I worked with the Development Assistance Center to confirm that in fact this was a buildable lot. Don Birkner, the Assistant Director of the Planning and Review Department, has said on multiple occasions that this lot has always been a buildable lot.



# City of Austin

Founded by Congress, Republic of Texas, 1839  
Watershed Protection and Development Review Department  
One Texas Center, 505 Barton Springs Road  
P.O. Box 1088, Austin, Texas 78767

NOVI 12/15/05

C11

## NOTICE OF ORDINANCE / AUSTIN CITY CODE VIOLATION

- ☐ First Notice of Non-Compliance (Verbal)  
☐ Second Notice of Non-Compliance (Written)

Date: 12-15-05 Site Plan No. / Case No. / Building Permit No.: 222-1  
Address/Location: 2001 E. 11th St.  
Owner Name / Address: 1001 E. 11th St.  
Contractor Name / Address: 1001 E. 11th St.  
Engineering Name / Address: 1001 E. 11th St.

The following Austin City Code violations have been observed at the above-referenced site:

- ☒ Failure to obtain an approved site plan or permit (Section 25-5-1)  
☐ Failure to provide adequate erosion and sedimentation controls (Section 25-8-181)  
☐ Failure to comply with protected tree requirements (Section 25-8-621)  
☐ Other: 1001 E. 11th St.

Items Needing Correction: 2001 E. 11th St.  
1001 E. 11th St.

Failure to comply with this Notice may result in further legal action by the City of Austin, including criminal penalties of up to \$2,000.00 per day. This project may be issued a Stop Work Order (Code Section 25-1-441) after 24 hours if the items listed are not corrected. A Stop Work Order, commonly known as a "Red-Tag," would halt further development, City of Austin inspections, and utility connections until compliance is achieved.

Please contact 1001 E. 11th St. at (512) 974-0244, of the City of Austin's Watershed Protection and Development Review Department, for information and assistance in complying with these requirements. Information on Development Permit applications and requirements of the Austin City Code may also be obtained by contacting the Development Assistance Center at 974-6370, located at One Texas Center, 505 Barton Springs Road.

Sincerely, 1001 E. 11th St.

For: Joe Pantalione, PE, Director  
Watershed Protection and Development Review Department

A reinspection and the associated reinspection fee are required according to Section 25-1-289 of the Austin City Code for the following reasons:

- ☒ Reinspection to release ordinance violation on permitted site.  
☐ Reinspection for compliance, after violation is determined on a non-permitted site.  
☐ Other: 1001 E. 11th St.

Notice: When a reinspection fee is due, no additional inspections will be performed until the reinspection fee is paid. Payment of the fifty-dollar (\$50.00) reinspection fee must be made with exact cash or check payable to "The City of Austin." The reinspection fee payment must accompany this form and be paid in person to the Watershed Protection and Development Review Department office at 505 Barton Springs Road, Room #350. Office hours for payment are between 7:45 - 11:30 a.m. and 12:30 - 4:45 p.m. Please call 974-2278 if you have any questions.

☒ Notice received by: 1001 E. 11th St. Owner/Engineering/Contractor.  
☐ Notice posted on site.

White Copy - Inspector

Yellow - WPDRD Office

Pink Copy - Owner/Engineer/Contractor/Posted on Site









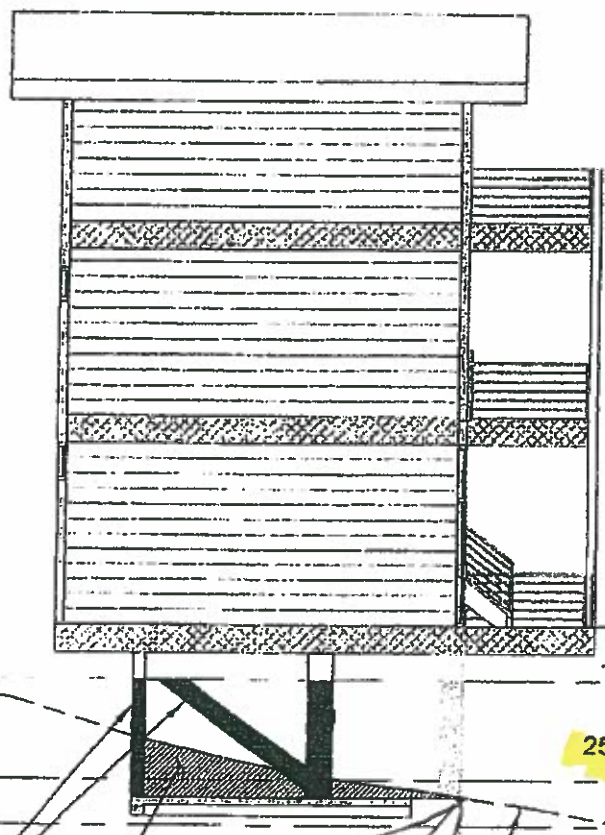
CH







C11



PROPOSED AREA  
IN CROSS SECTION

EXCAVATION

EXISTING  
GROUND

Level 1  
505' - 0"

100 YR FLOOD PLAIN  
502' - 0"

25 YR FLOODPLAIN &  
BASEMENT LEVEL

496' - 6"

Level 0  
494' - 0"

LAKE  
AUSTIN

2700 EDGEWATER DR.

AUPPERLE COMPANY  
Engineering, Planning &  
Development Services

JULY 07, 2010  
SP-2010-0082D  
DMM