

- LEGEND:**
- PROPERTY LINE
  - - - ADJACENT PROPERTY LINE
  - - - EXISTING OVERHEAD ELECTRIC
  - - - EXISTING POWER POLE
  - - - EXISTING FENCE LINE
  - - - PROPOSED ROCK EMBANKMENT
  - - - PROPOSED DOOR / EDT
  - - - PROPOSED WASTEWATER CLEWOUT
  - - - PROPOSED WATER VALVE
  - - - PROPOSED WATER METER
  - LIGHT DUTY PAVEMENT
  - MEDIUM DUTY PAVEMENT
  - PROPOSED ADA ROUTE
  - PARKING COUNT

- KEYNOTES:**
- ① TYPE II DRIVEWAY
  - ② 6" CONC. CURB & GUTTER (TYP.)
  - ③ 4" PERVIOUS CONCRETE SIDEWALK (TYP.)
  - ④ 4" WIDE SOLID WHITE STRIPES
  - ⑤ HANDICAP STALL AND SYMBOL (SEE DETAIL SHEET)
  - ⑥ HANDICAP SIGN (SEE DETAIL SHEET)
  - ⑦ PARKING WHEEL STOP
  - ⑧ SOLID WASTE COLLECTION / DUMPSTER
  - ⑨ FINE LAKE STRIPPING
  - ⑩ ADA RAMP
  - ⑪ BIKE RACK
  - ⑫ ROCK CLAD EMBANKMENT (471 SF)
  - ⑬ CITY OF AUSTIN AREA INLET, 1-SIDE OPEN
  - ⑭ 4" TRICKLE CHANNEL (SEE DETAIL, SHEET 12)
  - ⑮ PLACE GUARDRAIL FROM SITE
  - ⑯ 6" WOOD PRIVACY FENCE
  - ⑰ 8" BLACK POLY COATED CHAIN LINK FENCE
  - ⑱ 8" DOUBLE GATE
  - ⑲ 8" SINGLE GATE

- NOTES:**
- ALL WORK AND MATERIALS SHALL COMPLY WITH ALL STATE OF TEXAS REGULATIONS, THE STANDARD SPECIFICATIONS, CODES AND O.S.H.A. STANDARDS.
  - CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF VESTIBULES, SIDEWALKS, EXIT AREAS, PRECISE BUILDING DIMENSIONS AND EXACT BUILDING UTILITY ENTRANCE LOCATIONS.
  - ALL DISTURBED AREAS ARE TO RECEIVE TOPSOIL, SEED, MULCH AND WATER UNTIL A HEALTHY STAND OF GRASS IS ESTABLISHED, SEE LANDSCAPE PLAN SHEETS.
  - CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, INCLUDING BUT NOT LIMITED TO ALL UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS & POLES, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES SPECIFICATIONS AND SHALL BE APPROVED BY SUCH.
  - SITE BOUNDARY, TOPOGRAPHY, UTILITY AND ROAD INFORMATION TAKEN FROM A SURVEY BY CRICHTON & ASSOCIATES SURVEYING, INC. ON DECEMBER 2009.



- SITE PLAN RELEASE NOTES:**
- ALL IMPROVEMENTS SHALL BE MADE IN ACCORDANCE WITH THE RELEASED SITE PLAN. ANY ADDITIONAL IMPROVEMENTS WILL REQUIRE SITE PLAN AMENDMENT AND APPROVAL OF THE WATERSHED PROTECTION AND DEVELOPMENT REVIEW DEPARTMENT.
  - APPROVAL OF THIS SITE PLAN DOES NOT INCLUDE BUILDING AND FIRE CODE APPROVAL NOR BUILDING PERMIT APPROVAL.
  - ALL SIGNS MUST COMPLY WITH REQUIREMENTS OF THE LAND DEVELOPMENT CODE (CHAPTER 25-10).
  - ADDITIONAL ELECTRIC EASEMENTS MAY BE REQUIRED AT A LATER DATE.
  - WATER AND WASTEWATER SERVICE WILL BE PROVIDED BY THE CITY OF AUSTIN.
  - ALL EXISTING STRUCTURES SHOWN TO BE REMOVED WILL REQUIRE A DEMOLITION PERMIT FROM THE CITY OF AUSTIN WATERSHED PROTECTION AND DEVELOPMENT REVIEW DEPARTMENT.
  - A DEVELOPMENT PERMIT MUST BE ISSUED PRIOR TO AN APPLICATION FOR THE BUILDING PERMIT FOR NON-CONSOLIDATED OR PLANNING COMMISSION APPROVED SITE PLANS.
  - FOR DRIVEWAY CONSTRUCTIONS: THE OWNER IS RESPONSIBLE FOR ALL COSTS FOR RELOCATION OF, OR DAMAGE TO EXISTING UTILITIES.
  - FOR CONSTRUCTION WITHIN THE RIGHT-OF-WAY, A ROW EXCAVATION PERMIT IS REQUIRED.

- COMPATIBILITY STANDARD NOTES:**
- ALL EXTERIOR LIGHTING WILL BE HOODED OR SHIELDED FROM THE VIEW OF ADJACENT RESIDENTIAL PROPERTY. [SECTION 25-2-1064].
  - ALL DUMPSTERS AND ANY PERMANENTLY PLACED REFUSE RECEPTACLES WILL BE LOCATED AT A MINIMUM OF TWENTY (20) FEET FROM A PROPERTY USED OR ZONED AS SF-6 OR MORE RESTRICTIVE. [SECTION 25-2-1067].
  - THE USE OF HIGHLY REFLECTIVE SURFACES, SUCH AS REFLECTIVE GLASS AND REFLECTIVE METAL ROOFS, WHOSE PITCH IS MORE THAN A RUN OF SEVEN (7) TO A RISE OF TWELVE (12), WILL BE PROHIBITED. [SECTION 25-2-1067].
  - THE NOISE LEVEL OF MECHANICAL EQUIPMENT WILL NOT EXCEED 70 DBA AT THE PROPERTY LINE ADJACENT TO RESIDENTIAL USES. [SECTION 25-2-1067].

**SITE IMPERVIOUS SUMMARY**

BREAKER	SF	%	Area	%
IMPERVIOUS	43,494.25	0.58	8,588	0.58
ROADWAY	0	0%	3,364	8.10%
SIDEWALK	0	0%	1,533	3.57%
PARKING / PAVEMENT	0	0%	71,109	25.54%
TOTAL	0	0.00%	80,594	49%

IMPERVIOUS ALLOWED BY ZONING (SF-3-W)

**BUILDING SUMMARY**

PROPOSED USE	RELIGIOUS ASSEMBLY
STORIES	1
HEIGHT	21-FEET
F.F.E.	424.05
FOUNDATION TYPE	SLAB ON GRADE
FOOT PRINT AREA (TOTAL)	5,364 SF
FLOOR TO AREA (FLOOR)	0.00

**PARKING SUMMARY**

USE	CHURCH CAPACITY	PARKING RATIO	PARKING REQUIRED	PARKING PROVIDED			
				REG. SPACES	HC SPACES	COMPACT SPACES	TOTAL SPACES
FIXED SEATING	SEATS	10:1	14				
Sanctuary (1,282 SF)	140						
NON-FIXED SEATING	SQ. FT.						
Foyer, Lobby, Common Space	767	1:70 SF	11				
Meeting Hall	473		3				
Classrooms (for religious education)	703	1:200 SF	4				
Mechanical, Restrooms	591	NA					
Office/Conference Room	168	1:275 SF	1				
Total	3,984		32	30	2		32

NOTE: \* - PARKING PROVIDED IN ACCORDANCE WITH SPECIAL PARKING DETERMINATION DATED 7/8/2011

**BICYCLE PARKING SUMMARY**

REQUIRED PER CITY OF AUSTIN (% OF TOTAL PARKING)	32
TOTAL REQUIRED	3 SPACES
TOTAL PROVIDED	8 SPACES

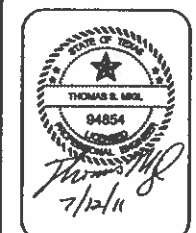
**SITE PLAN RELEASE**

FILE NUMBER: \_\_\_\_\_ APPLICATION DATE: \_\_\_\_\_  
CASE NUMBER: \_\_\_\_\_ APPLICATION DATE: \_\_\_\_\_  
REVIEWED FOR GENERAL COMPLIANCE ON: \_\_\_\_\_  
APPROVED BY PLANNING COMMISSION ON: \_\_\_\_\_  
APPROVED BY CITY COUNCIL ON: \_\_\_\_\_  
Under Section \_\_\_\_\_ of Chapter \_\_\_\_\_ of the Austin City Code.

Signing for Director, Planning & Development Review Department  
RELEASED FOR: \_\_\_\_\_ ZONING  
GENERAL COMPLIANCE: \_\_\_\_\_  
Rev. 1 \_\_\_\_\_  
Rev. 2 \_\_\_\_\_  
Rev. 3 \_\_\_\_\_  
Rev. 4 \_\_\_\_\_

RELEASE OF THIS APPLICATION DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA, INFORMATION AND CALCULATIONS SUPPLIED BY THE APPLICANT. THE ENGINEER OF RECORD IS SOLELY RESPONSIBLE FOR THE COMPLETENESS, ACCURACY AND ADEQUACY OF THEIR SUBMITTAL, WHETHER OR NOT THE APPLICATION IS REVIEWED FOR CODE COMPLIANCE BY CITY ENGINEERS.

NO.	REVISION/ISSUE	DATE



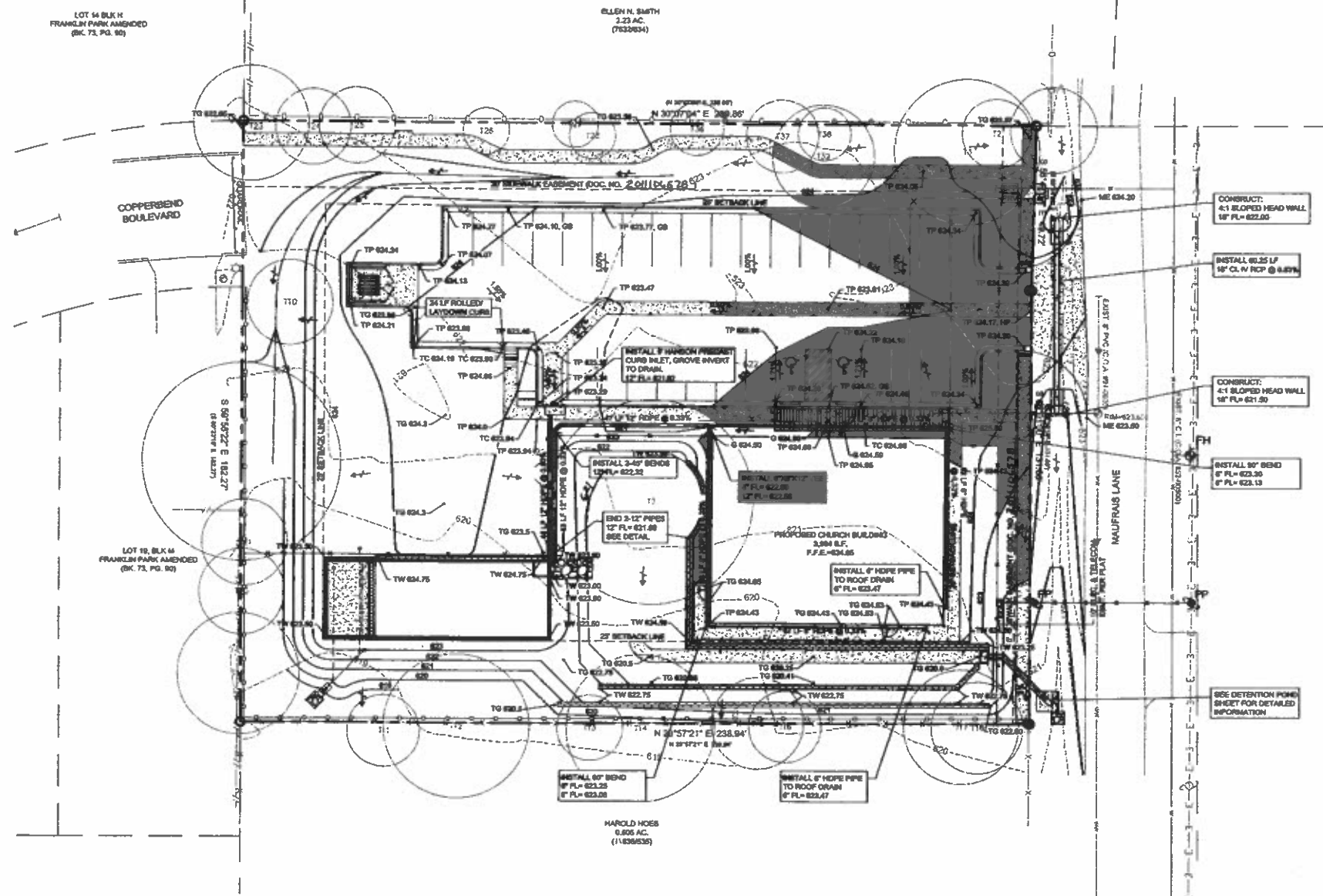
**OWNER INFORMATION:**  
GREAT COMMISSION BAPTIST CHURCH  
DEBORAH WATKINS, H. BLACK  
1008 GREAT BRITAIN BLVD.  
AUSTIN, TEXAS 78748  
PHONE: (512) 771-0889

**SURVEYOR INFORMATION:**  
CRICHTON & ASSOCIATES  
SURVEYING, INC.  
HERMAN CRICHTON, P.L.L.C.  
6448 HWY. 290 E., STE. B-105  
AUSTIN, TEXAS 78723  
PHONE: (512) 944-2288

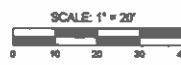
**GREAT COMMISSION BAPTIST CHURCH**  
4915 MAUFFRAIS LANE  
AUSTIN, TX, 78744

**SITE & PAVING PLAN**

PROJECT NO.: 1085.01



NORTH



**LEGEND:**

- PROPERTY LINE
- - - - - EXISTING CONTOURS
- PROPOSED CONTOURS
- - - - - PROPOSED GRADE BREAK
- PROPOSED MORTARED ROCK EMBANKMENT
- TP 78.00 SPOT ELEVATION
- PROPOSED STORM LINE
- PROPOSED GRADE SALET
- PROPOSED WATERLINE
- PROPOSED WASTEWATER LINE
- PROPOSED CLEANOUT
- PROPOSED SEWER MANHOLE
- PROPOSED WATER VALVE
- FLOW ARROW
- TP TOP OF PAVEMENT
- TG TOP OF GRADE
- GROUND ELEVATION

**NOTES:**

1. ALL CUT OR FILL SLOPES SHALL BE 3:1 OR FLATTER UNLESS OTHERWISE NOTED.
2. EXISTING DRAINAGE STRUCTURES TO BE INSPECTED AND REPAIRED AS NEEDED, AND EXISTING PIPES TO BE CLEANED OUT TO REMOVE ALL SILT AND DEBRIS ACCUMULATED DUE TO CONSTRUCTION ACTIVITIES ASSOCIATED WITH THIS SITE.
3. PRECAST STRUCTURES MAY BE USED AS CONTRACTOR'S OPTION.
4. EXISTING GRADE CONTOUR INTERVALS ARE SHOWN AT 1 FOOT. PROPOSED GRADE CONTOUR INTERVALS ARE SHOWN AT 1 FOOT.
5. IF ANY EXISTING STRUCTURES TO REMAIN ARE DAMAGED DURING CONSTRUCTION IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO REPAIR AND/OR REPLACE THE EXISTING STRUCTURE AS NECESSARY TO RETURN IT TO EXISTING CONDITIONS OR BETTER.
6. ALL STORM PIPE ENTERING STRUCTURES SHALL BE GROUTED TO ASSURE CONNECTION AT STRUCTURE IS WATERTIGHT.
7. ALL STORM SEWER MANHOLES IN PAVED AREAS SHALL BE FLUSH WITH PAVEMENT; AND SHALL HAVE TRAFFIC BEARING RING & COVERS. MANHOLES IN UNPAVED AREAS SHALL BE 6" ABOVE FINISH GRADE. LIDS SHALL BE LABELED "STORM SEWER".
8. THE CONTRACTOR SHALL ADHERE TO ALL TERMS & CONDITIONS AS OUTLINED IN THE GENERAL T.P.D.E.S. PERMIT FOR STORMWATER DISCHARGE ASSOCIATED WITH CONSTRUCTION ACTIVITIES.
9. CONTRACTOR SHALL ADJUST AND/OR CUT EXISTING PAVEMENT AS NECESSARY TO ASSURE A SMOOTH FIT AND CONTINUOUS GRADE.
10. CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS FOR ALL NATURAL AND PAVED AREAS.
11. TOPOGRAPHIC INFORMATION TAKEN FROM A TOPOGRAPHIC SURVEY PERFORMED BY CRICHTON & ASSOCIATES IN DECEMBER 2006. IF CONTRACTOR DOES NOT ACCEPT EXISTING TOPOGRAPHY AS SHOWN ON THE PLANS, WITHOUT EXCEPTION, HE SHALL HAVE MADE AT HIS EXPENSE A TOPOGRAPHIC SURVEY BY A REGISTERED LAND SURVEYOR AND SUBMIT IT TO THE OWNER FOR REVIEW.
12. ALL UNSURFACED AREAS DISTURBED BY GRADING OPERATION SHALL RECEIVE 4 INCHES OF TOPSOIL. CONTRACTOR SHALL APPLY STABILIZATION FABRIC TO ALL SLOPES 3H:1V OR STEEPER. THE CONTRACTOR SHALL GRASS DISTURBED AREAS IN ACCORDANCE WITH CITY INSPECTIONS UNTIL A HEALTHY STAND OF GRASS IS OBTAINED.
13. CONSTRUCTION SHALL COMPLY WITH ALL APPLICABLE GOVERNING CODES AND BE CONSTRUCTED TO SAME.
14. ALL STORM STRUCTURES SHALL HAVE A SMOOTH UNIFORM POURED MORTAR INVERT FROM INVERT IN TO INVERT OUT.
15. THE MAXIMUM SLOPE OF A RAMP IN NEW CONSTRUCTION IS 1:12. THE MAXIMUM RISE FOR ANY RAMP RUN IS 30 INCHES.
16. ACCESSIBLE ROUTES MUST HAVE A CROSS-SLOPE NO GREATER THAN 1:50.
17. GROUND SURFACES ALONG ACCESSIBLE ROUTES MUST BE STABLE, FIRM AND SLIP RESISTANT.

**CITY OF AUSTIN NOTES:**

1. UPON COMPLETION OF THE PROPOSED SITE IMPROVEMENTS, AND PRIOR TO THE RELEASE OF THE CERTIFICATE OF OCCUPANCY BY PLANNING AND DEVELOPMENT REVIEW DEPARTMENT, THE DESIGN ENGINEER SHALL CERTIFY IN WRITING THAT THE PROPOSED DETENTION AND FILTRATION FACILITIES WERE CONSTRUCTED IN CONFORMANCE WITH THE APPROVED PLANS.
2. CONTRACTOR SHALL CALL ONE CALL CENTER (1-800-344-6377) FOR UTILITY LOCATIONS PRIOR TO ANY WORK IN CITY EASEMENTS OR STREET R.O.W.

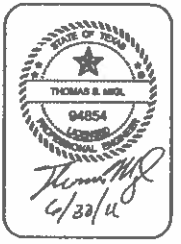
**SITE PLAN RELEASE**

FILE NUMBER: \_\_\_\_\_ EXPIRATION DATE: \_\_\_\_\_  
 CASE MANAGER: \_\_\_\_\_ APPLICATION DATE: \_\_\_\_\_  
 REVIEWED FOR GENERAL COMPLIANCE OR: \_\_\_\_\_  
 APPROVED BY PLANNING COMMISSION OR: \_\_\_\_\_  
 APPROVED BY CITY COUNCIL OR: \_\_\_\_\_  
 Under Section \_\_\_\_\_ of Chapter \_\_\_\_\_ of the Austin City Code.

Signing for Director, Planning & Development Review Department  
 RELEASED FOR: \_\_\_\_\_ ZONING: \_\_\_\_\_  
 Rev. 1 \_\_\_\_\_ Correction 1 \_\_\_\_\_  
 Rev. 2 \_\_\_\_\_ Correction 2 \_\_\_\_\_  
 Rev. 3 \_\_\_\_\_ Correction 3 \_\_\_\_\_

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**Boyer & Associates**  
 DEVELOPMENT AND ENGINEERING SERVICES, L.P.  
 1771 K. SCOTT BLVD. SUITE 300  
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 (512) 353-2547 FAX

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 PHONE: (512) 344-3385

**GREAT COMMISSION BAPTIST CHURCH**  
 4915 MAJFRAIS LANE  
 AUSTIN, TX 78744

**GRADING & DRAINAGE PLAN**

PROJECT NO.: 1085.01

SHEET NO.: 10 of 20