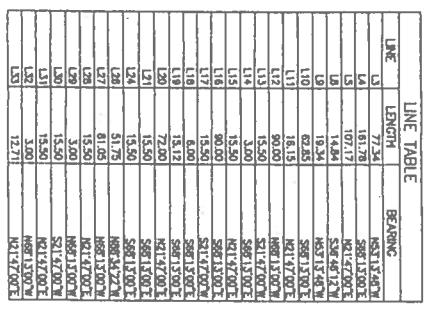


[illegible]

OF 27	6	SITE DIMENSIONAL CONTROL PLAN	REVISIONS			SUBMITTAL DATE: 06/26/07	DITTMAR COMMERCIAL 623 WEST DITTMAR ROAD AUSTIN, TEXAS	C/D	 G FALKOWNER ENGINEERING	907 West 5th Street, Suite 250 Austin, Texas 78703 P: 512.495.8470 F: 512.495.9473 P.O. Box 16528 Austin, Texas 78767-1628 www.cfeamerica.com	
			NO.	DATE	DESCRIPTION						
					City of Austin Copy ARC						

DATE	APPROVED	REVISION	BY	DATE
01/20/17	15.00	17.00	17.00	17.00

ZONING: LR
USAGE: SERVICE STATION

ZONING: LR
USAGE: SERVICE STATION
IMPERVIOUS TABLE
TOTAL AREA OF LOT 108,227.32 SQ. FT. 2,484 ACRES

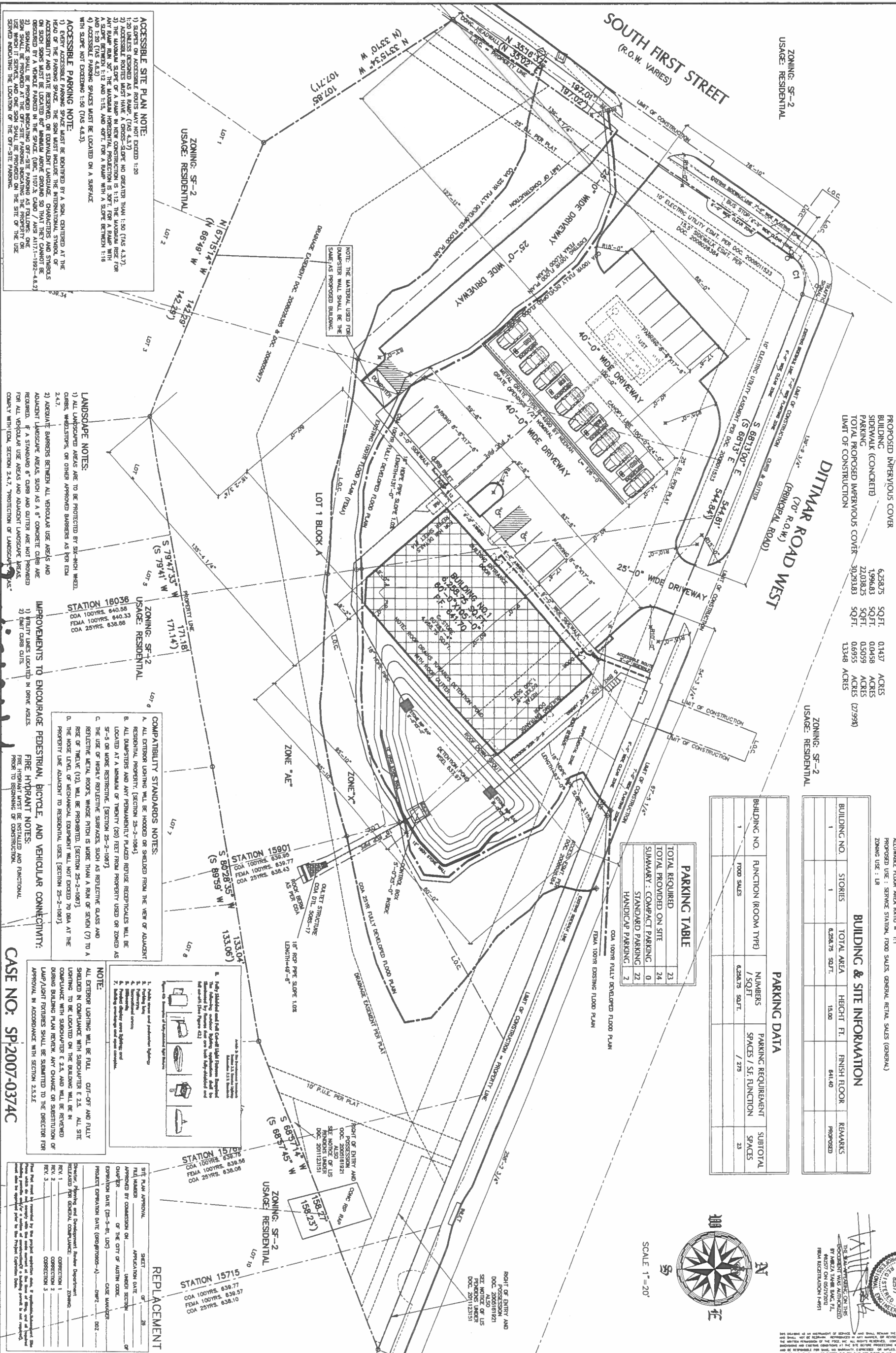
PROPOSED IMPERVIOUS COVER
BUILDING 6,258.75 SQ. FT. 0.1437 ACRES
SIDEWALK (CONCRETE) 1,996.43 SQ. FT. 0.0458 ACRES
PARKING 22,038.25 SQ. FT. 0.5059 ACRES
TOTAL PROPOSED IMPERVIOUS COVER 30,293.43 SQ. FT. 0.6955 ACRES (27.99%)
LIMIT OF CONSTRUCTION

ZONING: SF-2
USAGE: RESIDENTIAL

ZONING: SF-2
USAGE: RESIDENTIAL

DITTMAR ROAD WEST
(70' R.O.W.)
(PRINCIPAL ROAD)

SOUTH FIRST STREET
(R.O.W. VARIES)



BUILDING NO.	STORIES	TOTAL AREA	HEIGHT FT.	FINISH FLOOR	REMARKS
1	1	6,258.75 SQ. FT.	15.00	641.40	PROPOSED

BUILDING NO.	FUNCTION (ROOM TYPE)	NUMBERS / SQ. FT.	PARKING REQUIREMENT SPACES / SF. FUNCTION	SUBTOTAL SPACES
1	FOOD SALES	6,258.75 SQ. FT.	1 / 275	23

PARKING TABLE			
TOTAL REQUIRED	23		
TOTAL PROVIDED ON SITE	24		
SUMMARY: COMPACT PARKING	0		
STANDARD PARKING	22		
HANDICAP PARKING	2		



THE SEAL AND SIGNATURE OF THE ENGINEER ARE REQUIRED ON THE DRAWING AND MUST BE IN THE PRESENCE OF THE ENGINEER AT THE TIME OF SEALING. THE SEAL MUST BE IN THE PRESENCE OF THE ENGINEER AT THE TIME OF SEALING. THE SEAL MUST BE IN THE PRESENCE OF THE ENGINEER AT THE TIME OF SEALING.

