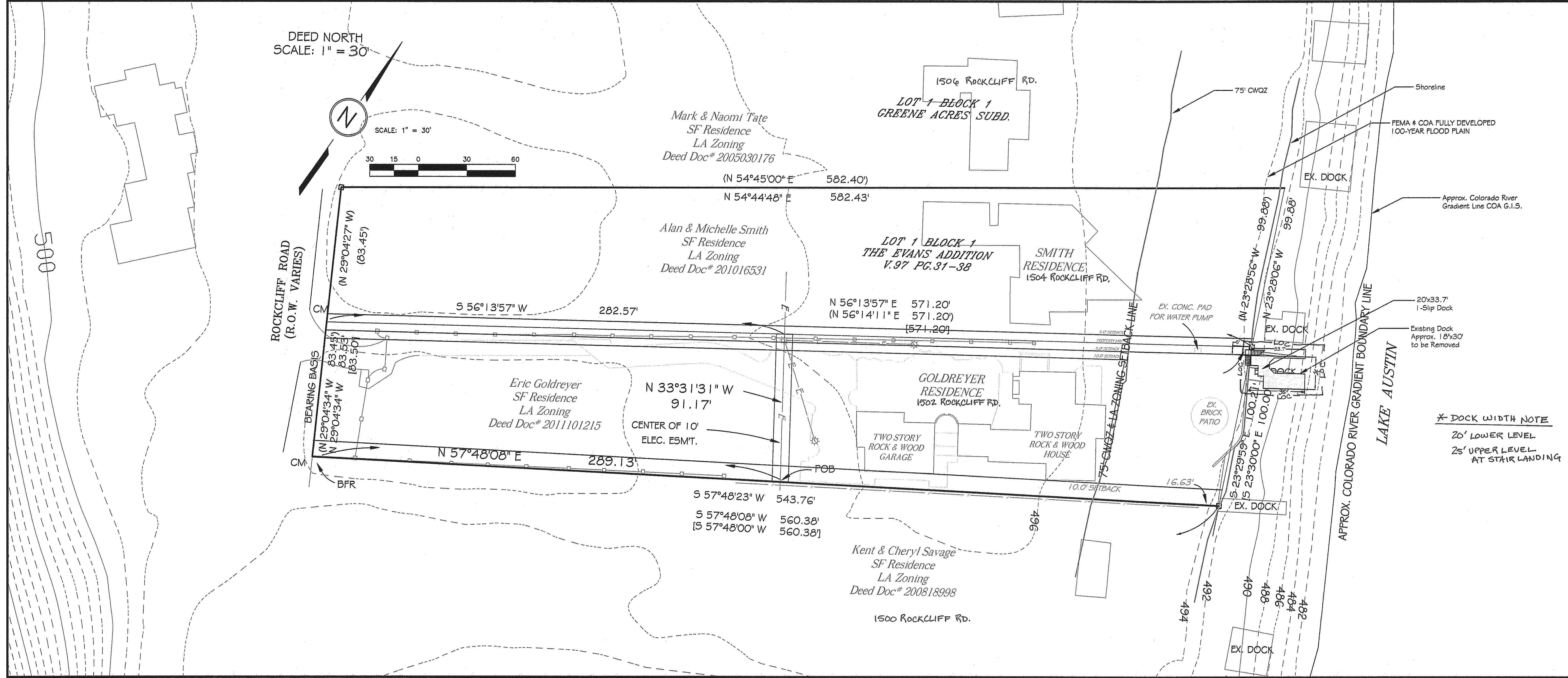
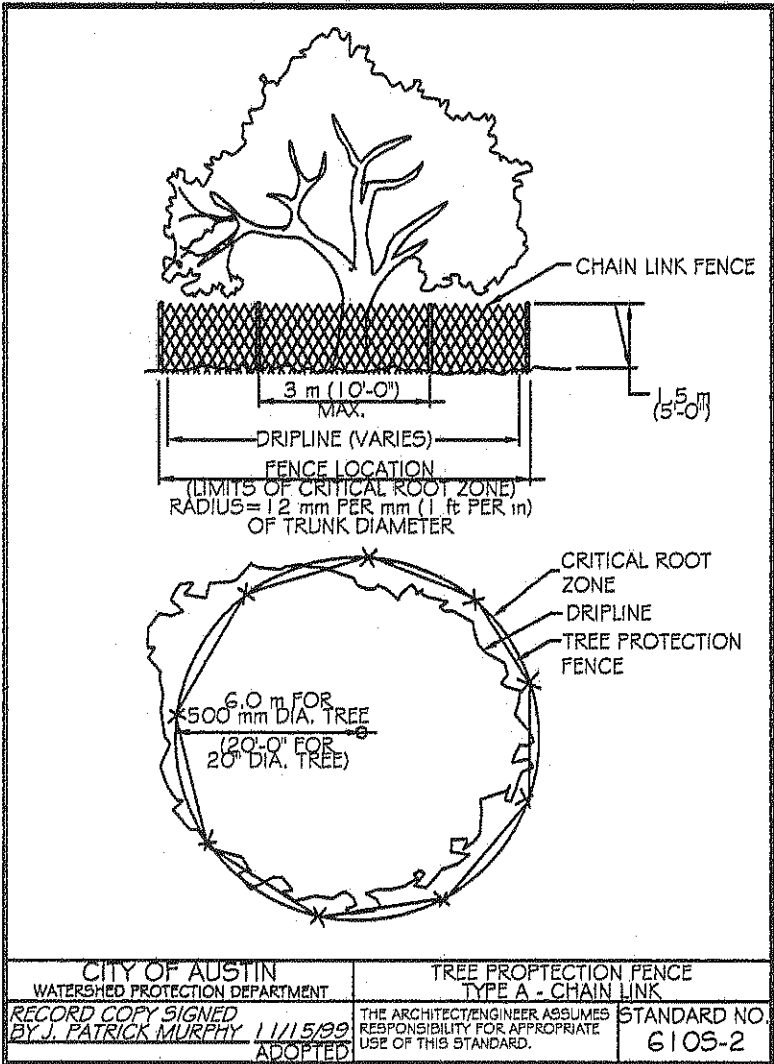


1502 ROCKCLIFF ROAD



- NOTES:
1. A DOCK MUST BE CONTINUOUSLY LIGHTED WITH AMBER LIGHTS BETWEEN SUNSET AND SUNRISE EACH DAY.
 2. A DOCK MUST HAVE AT LEAST TWO LIGHT STATIONS. THE LIGHT STATION MUST BE LOCATED ON THE END OF THE DOCK AND ON THE SIDE THAT IS FARTHEST FROM AND PARALLEL TO THE SHORELINE. THE LIGHT MUST BE VISIBLE TO A PROPERLY APPROACHING WATERCRAFT.
 3. NAVIGATION LIGHTS MUST HAVE A TWO-BULB FIXTURE, WITH TWO WORKING LIGHT BULBS RATED BETWEEN 7-1/2 AND 25 WATTS INCLUSIVE. LIGHT BULBS OR BULB COVERS MUST BE AMBER, AND WHITE LIGHT MAY NOT RADIATE FROM THE FIXTURE. WEATHERPROOF LAMP HOLDERS AND JUNCTION BOXES ARE REQUIRED. EACH LIGHT FIXTURE MUST BE WIRED WITH A SWITCH OPERATED BY A PHOTOELECTRIC CELL SO THAT THE LIGHTS WILL OPERATE AUTOMATICALLY DURING THE HOURS THAT THE DOCK IS REQUIRED TO BE LIGHTED.
 4. ACCORDING TO THE TEXAS PARKS AND WILDLIFE, THE TEXAS COURTS HAVE ADOPTED THE "GRADIENT BOUNDARY" AS THE USUAL DIVIDING LINE BETWEEN PUBLIC OWNERSHIP OF A STREAM'S BED AND LOWER BANK AREA, AND PRIVATE OWNERSHIP OF THE HIGHER BANK AREA AND THE UPLANDS BEYOND. SURVEYING THE GRADIENT BOUNDARY IS A COMPLEX TASK PERFORMABLE ONLY BY SPECIALLY TRAINED PERSONS. ACCORDING TO THE CITY OF AUSTIN AN APPROXIMATE DETERMINATION OF THE GRADIENT BOUNDARY ALONG LAKE AUSTIN IS THE 482' CONTOUR.
 5. ALL WORK SHALL OCCUR WITHIN THE LIMITS OF CONSTRUCTION AS SHOWN ON THE PLAN, AND THAT NO MATERIALS OR EQUIPMENT WILL BE DELIVERED TO THE SITE FROM THE LANDWARD SIDE OF THIS PROJECT.
 6. NO SHORELINE IMPROVEMENTS, EXCEPT GANGWAY & STAIR ACCESS OVER SHORELINE EDGE, ARE AUTHORIZED WITH THIS SITE PLAN. SHORELINE EDGE TO REMAIN UNDISTURBED.
 7. NO TREES GREATER THAN 8" IN DIAMETER WILL BE IMPACTED BY THE PROPOSED DOCK CONSTRUCTION.
 8. CONTAINERS OF HAZARDOUS MATERIALS, FUEL, OIL, HERBICIDES, INSECTICIDES, FERTILIZERS OR OTHER POLLUTANTS MAY NOT BE STORED ON DOCKS EXTENDING INTO OR ABOVE LAKE AUSTIN.
 9. THE PROPOSED BOAT DOCK MUST COMPLY WITH ALL REQUIREMENTS OF LDC 25-2-1174 (STRUCTURAL REQUIREMENTS), AND MUST COMPLY WITH CHAPTER 25-12, ARTICLE 1 (UNIFORM BUILDING CODE) AND THE BUILDING CRITERIA MANUAL.

Existing Shoreline Length = 100.21'
Allowable Dock Width = 20% of 100' = 20'
Proposed Side Yard Setback = 5'
Proposed Dock Width = * (SEE DOCK WIDTH NOTE)
Existing Dock Depth = 30'
Proposed Dock Depth = 35'



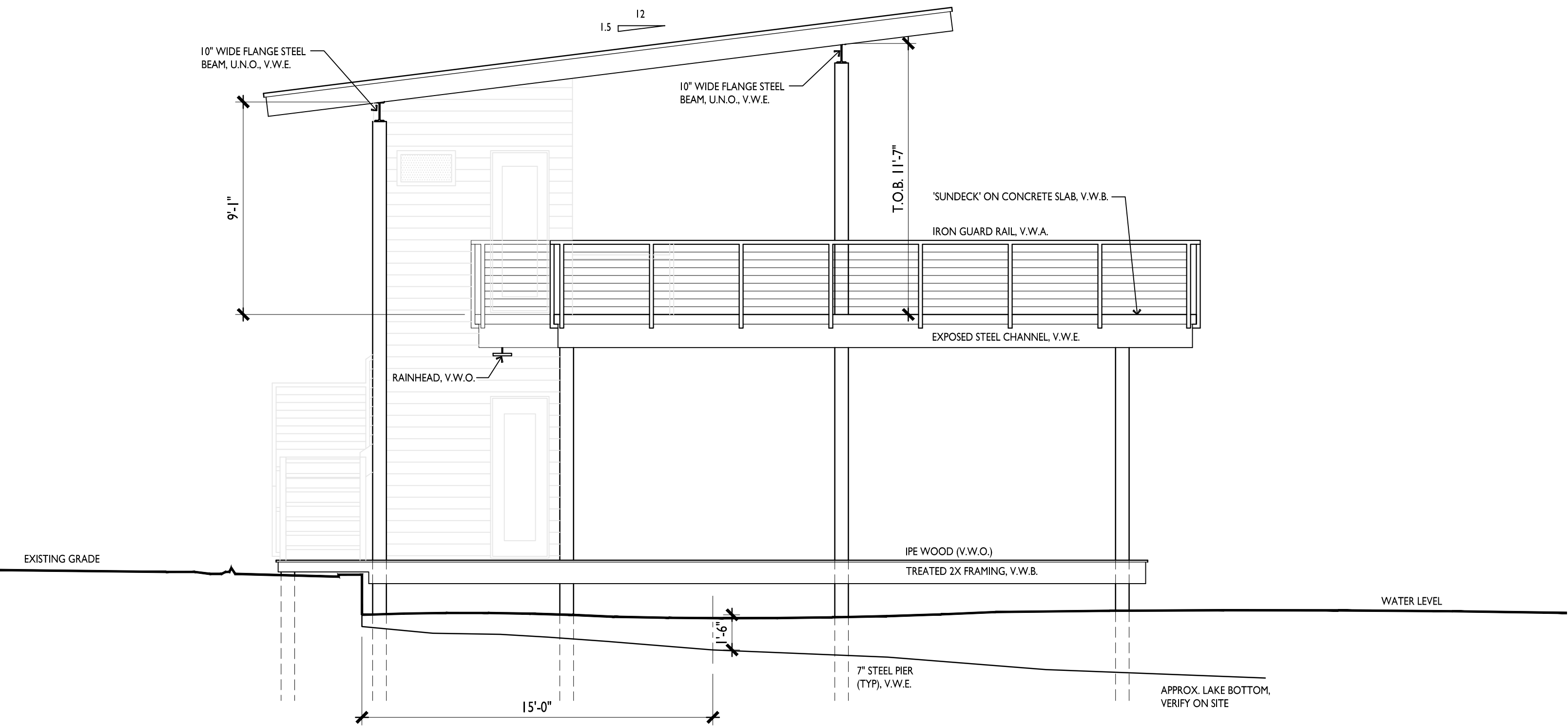
- ATTENTION INSPECTOR NOTES:
1. COMPLIANCE WITH BUILDING CODE IS REQUIRED AND IS TO BE REVIEWED FOR COMPLIANCE DURING BUILDING CODE REVIEW.
 2. FOR THE BUILDING PERMIT, A SIGNED AND SEALED LETTER SHALL BE SUBMITTED TO THE CITY OF AUSTIN, PER THE LAND DEVELOPMENT CODE, 25-12-3 1612.4, CERTIFYING THAT THE STRUCTURE IS IN ACCORDANCE WITH ASCE 24, FLOOD RESISTANT DESIGN AND CONSTRUCTION.

| | | | | |
|---------------------|--|------|----------|----------|
| APPROVED: | | DATE | REVISION | APPROVED |
| DESIGNED: BSA | | | | |
| SCALE: NTS | | | | |
| 1502 ROCKCLIFF ROAD | | | | |
| DATE: June 1, 2012 | | | | |
| SHEET 2 of 4 | | | | |
| 2 | | | | |

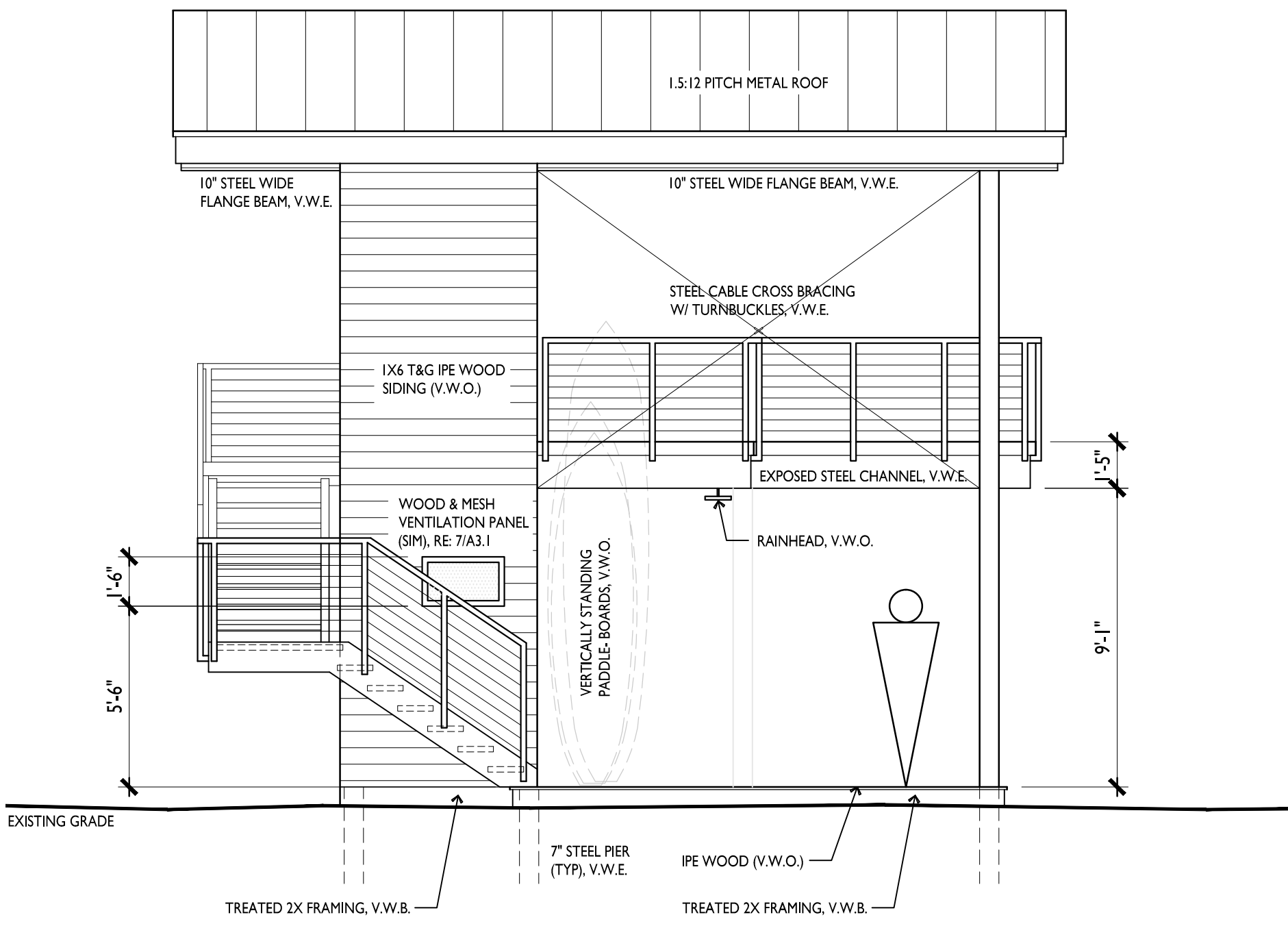
1502 ROCKCLIFF ROAD - SP-2012-0184.D5

AUPPERLE COMPANY
Engineering, Planning & Development Services
2219 Westlake Drive #110, Austin, Texas 78746 512 329-8241
Texas Board of Professional Engineers Registration Number F-1994

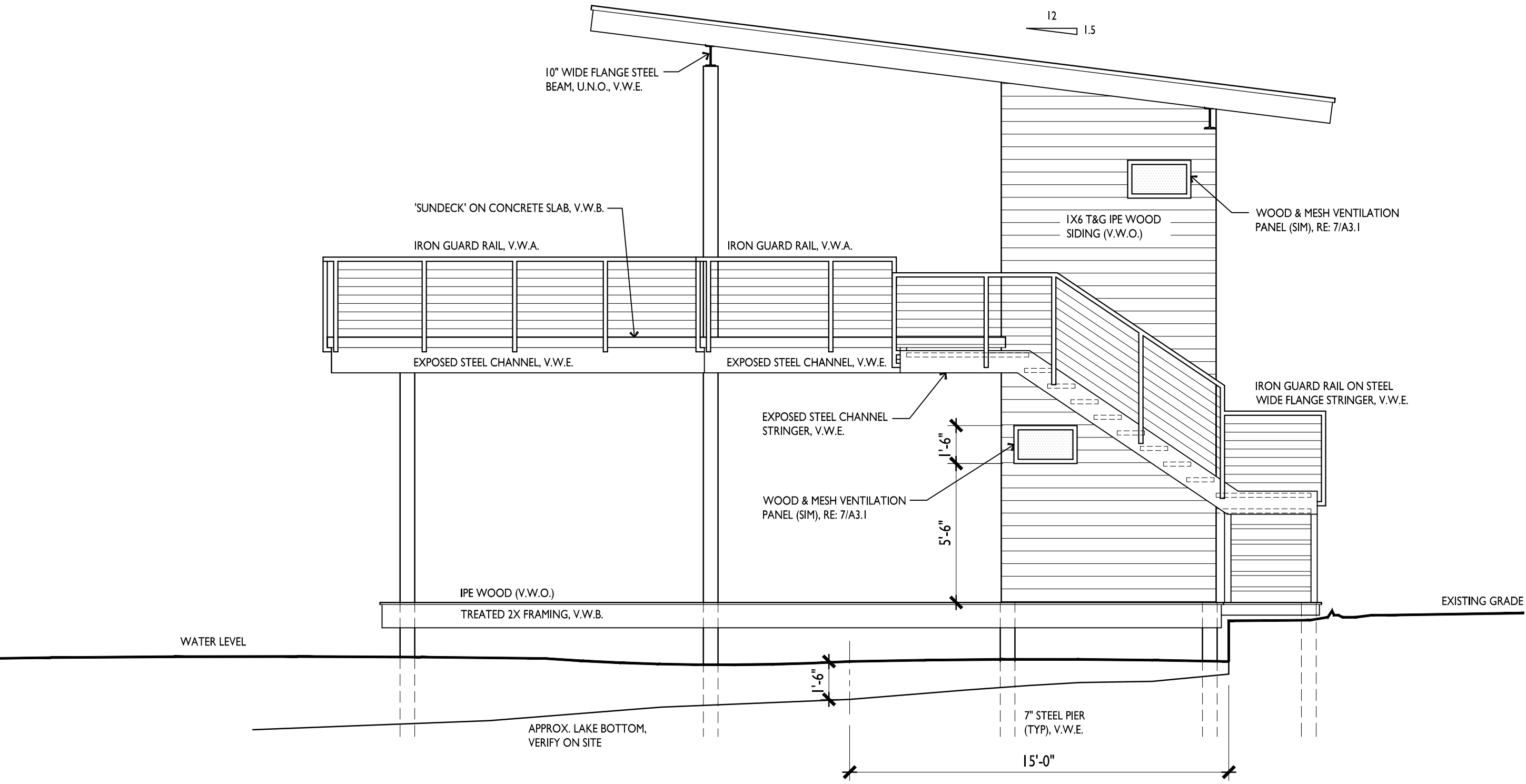
1502 ROCKCLIFF ROAD
SITE PLAN



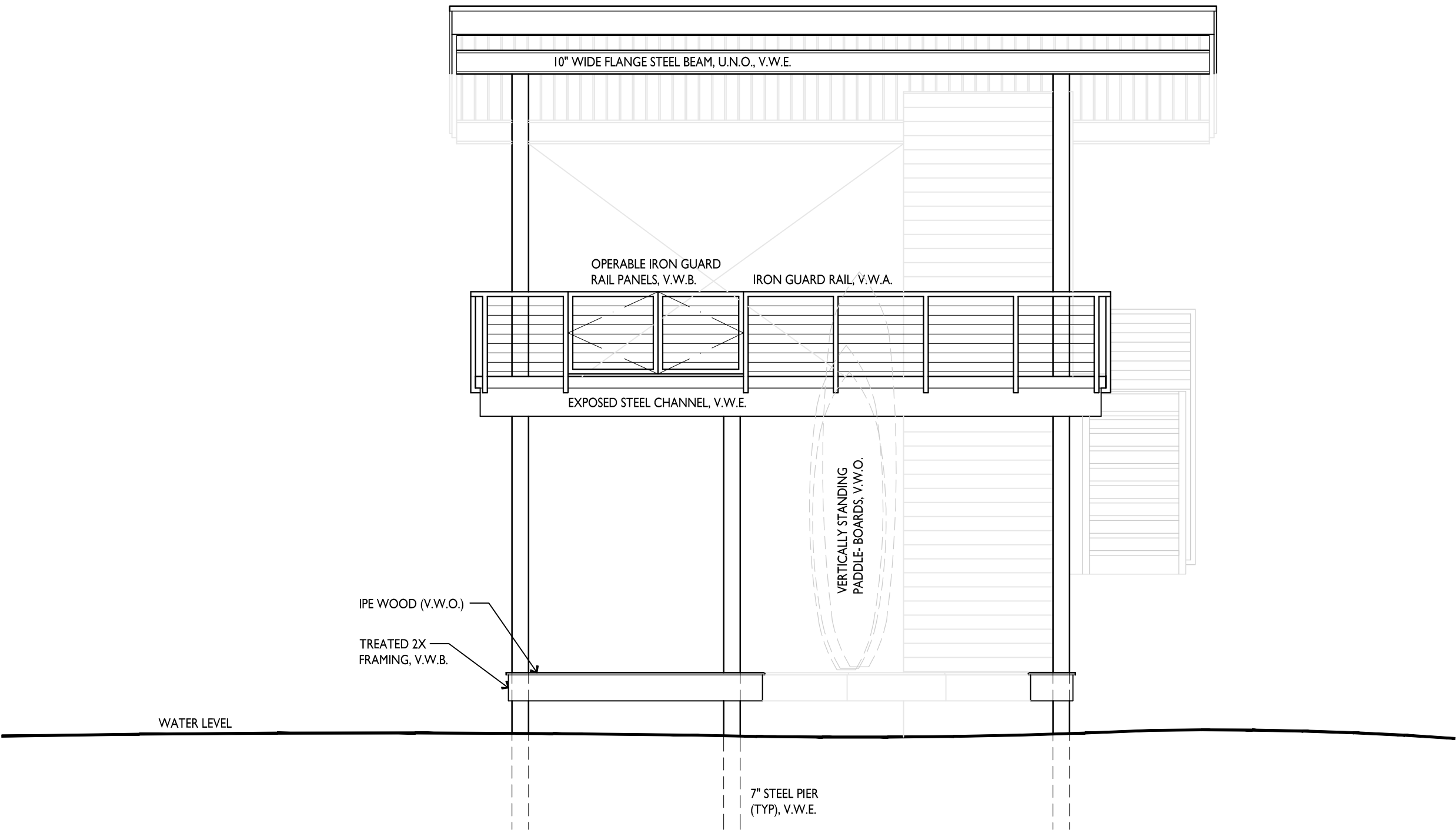
1. right side elevation



3. house side elevation



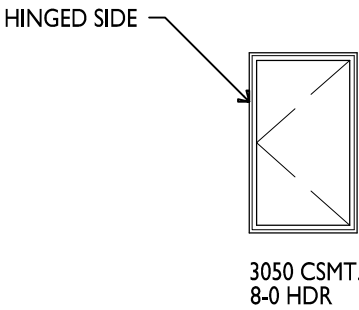
2. left side elevation



4. lake side elevation

I. GENERAL NOTES:

1. WINDOW SIZES: 3050 CSMT. = 3'-0" x 5'-0" CASEMENT WINDOW.
8'-0" HDR. = BOTTOM OF HEADER @ 8'-0"
2. EX. OPERABLE CASEMENT WINDOW OR AWNING WINDOW.



2. ABBREVIATIONS:

- MISC.
- | | |
|---|--------------------------------|
| A.F.F. - ABOVE FINISHED FLOOR | OPT - OPTIONAL |
| A.M.C. - ALUMINUM MULL COVER (BY WINDOW MANUFACTURER) | RND - ROUND |
| AWN. - AWNING | S.H. - SINGLE HUNG |
| COL. - COLUMN | V.W.A. - VERIFY WITH ARCHITECT |
| CSMT. - CASEMENT | V.W.B. - VERIFY WITH BUILDER |
| D.H. - DOUBLE HUNG | V.W.O. - VERIFY WITH OWNER |
| D.S. - DOWNSPOUT | WDW. - WINDOW |
| FXD. - FIXED | WD. - WOOD |
| HDR. - HEADER | |
| HDWD. - HARDWOOD | |
| MAS. - MASONRY | |
| MFCTR. - MANUFACTURER | |
| MTL. - METAL | |

3. LEGEND

- PLATE
- HEADERHDR.
- FINISHED FLOOR
- BRICK LINE
- EXISTING GRADE (GROUND)
- FINISHED GRADE (GROUND)
- IPE WOOD SIDING
- STUCCO VENEER
- METAL ROOF OR SIDING
- CONCRETE

JAMES D. LARUE
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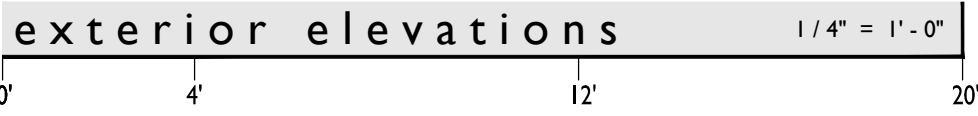
LARUE
a r c h i t e c t s

THE GOLDFREYER BOAT DOCK
1502 rockcliff rd., austin, tx

AUG. 2, 2012

ELEVATIONS

A2.1



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Drawn By: KHM



