

CAUTION:
CONTRACTOR TO VERIFY ALL EXISTING UTILITIES VERTICALLY AND HORIZONTALLY PRIOR TO CONSTRUCTION. CONTRACTOR TO NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

REVISIONS OF A PORTION OF VOLUME 6, PAGE 129 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, LOCATED AT 2007 McCALL ROAD.

ZONING: SF-3
SINGLE FAMILY USE

ZONING: SF-3-MP
FLOODPLAIN INFORMATION:
THIS PROJECT IS LOCATED IN ZONE "X", DESIGNATED AS AN AREA OUTSIDE THE 500 YEAR FLOODPLAIN, AS SHOWN ON THE FEDERAL FLOOD INSURANCE RATE MAP (FIRM) NO. 4845300584, DATED SEPTEMBER 25, 2008.

WATERSHED:
THIS PROJECT IS LOCATED IN THE JOHNSON CREEK WATERSHED (CLASSIFICATION: URBAN). THIS PROJECT IS LOCATED OVER THE CENTRAL EDWARDS AQUIFER RECHARGE ZONE ACCORDING TO THE CITY OF AUSTIN (NOT TCEQ). THIS PROJECT IS NOT LOCATED OVER THE BARTON SPRINGS ZONE.

BENCHMARK:
CITY OF AUSTIN BENCHMARK WITH THE FOLLOWING DESCRIPTION:
(CLASSIFICATION: URBAN). THIS PROJECT IS LOCATED OVER THE CENTRAL EDWARDS AQUIFER RECHARGE ZONE ACCORDING TO THE CITY OF AUSTIN (NOT TCEQ). THIS PROJECT IS NOT LOCATED OVER THE BARTON SPRINGS ZONE.

LEGAL DESCRIPTION:
LOTS 1, 2, 3 & 4, RESUBDIVISION OF PART OF LOT 8, BLOCK 12, WESTFIELD 'A', A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 6, PAGE 129 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, LOCATED AT 2007 McCALL ROAD.

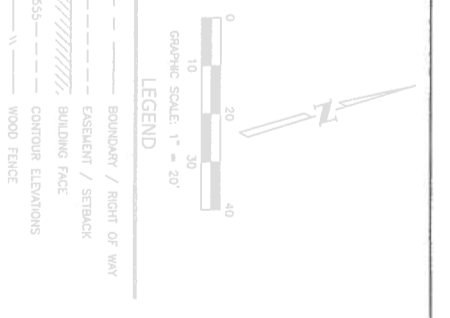
- NOTES:**
1. THIS PLAN WAS PREPARED WITHOUT THE BENEFIT OF A DESIGN SURVEY. THE LOCATION OF ALL EXISTING IMPROVEMENTS (INCLUDING ALL STRUCTURES, TREES, PRESENT AND UTILITIES) SHOWN ON THESE PLANS HAS BEEN BASED UPON THE CONTRACTOR'S VISUAL INSPECTION AND FIELD SURVEY. ALL EXISTING UTILITIES AND HORIZONTALLY PRIOR TO BEGINNING CONSTRUCTION AND SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.
 2. THE SITE AND LOCATION OF UTILITIES, STRUCTURES, (IF SHOWN), MAY BE EXAGGERATED FOR GRAPHICAL CLARITY.
 3. THIS SITE IS COMPOSED OF FIVE (5) LOTS/TRACIS. IF PORTIONS OF THE LOTS/TRACIS ARE SOLD, APPLICATION FOR SUBDIVISION AND SITE PLAN APPROVAL MAY BE REQUIRED. UNFILED DEVELOPMENT AGREEMENT NOT REQUIRED PER PREVIOUS SITE PLAN (COA CASE #SPC-2009-00252).
 4. REFERENCE COVER SHEET FOR ADDITIONAL SITE NOTES & INFORMATION.
 5. LIMITS OF CONSTRUCTION SHOWN ON EROSION & SEDIMENTATION CONTROL PLAN.

NO.	DATE	TYPE (BOLES)	NO.	DATE	TYPE (BOLES)
265	15'	ELM (2)	290	18'	ELM
266	21'	20'	291	19'	ELM (2)
267	18'	ELM	292	19'	ELM (2)
268	18'	ELM	293	22'	ELM (2)
269	15'	HACKBERRY	294	27'	ELM
270	18'	ELM	295	23'	ELM
271	17'	TALLOW	296	17'	ELM (2)
272	21'	20'	297	17'	ELM (2)
273	13'	ELM	298	22'	ELM
274	18'	ELM	299	18'	ELM
275	27'	CEDEM	300	14'	ELM
276	14'	ELM (2)	301	14'	ELM
277	19'	ELM	302	13'	ELM
278	19'	ELM	303	15'	ELM
279	18'	ELM	304	16'	ELM
280	12'	ELM	305	11'	ELM
281	18'	ELM	306	11'	ELM
282	14'	HACKBERRY	307	8'	HACKBERRY
283	14'	ELM	308	8'	HACKBERRY
284	14'	ELM	309	11'	HACKBERRY
285	6'	ELM	310	18'	ELM (2)
286	6'	ELM	311	18'	ELM (2)
287	16'	ELM	312	21'	ELM
288	16'	ELM	1000	20'	PECAN
289	12'	ELM (2)	1001	24'	PECAN

SITE PLAN APPROVAL: Sheet _____ of _____
FILE NUMBER: SPC-2012-0027C APPLICATION DATE: _____
APPROVED BY COMMISSION ON: _____ UNDER SECTION: _____ OF CHAPTER _____ OF THE CITY OF AUSTIN CODE
EXPIRATION DATE (24-9-81, LDT): _____ CASE NUMBER: _____
PROJECT EXPIRATION DATE (980-870805-A): _____

Planning and Development Review Department
RELIEVED FROM GENERAL COMPLIANCE: _____ ZONING: _____
Rev. 1: _____ Correction 1: _____
Rev. 2: _____ Correction 2: _____
Rev. 3: _____ Correction 3: _____

Final plat must be recorded by the Project Expedient Dept. if applicable. Subsequent Site Plans which do not comply with the Code current at the time of filing, and all required Building Permits and/or a notice of construction (if a building permit is not required), must also be approved prior to the Project Expedient Dept.



THE GIRLS' SCHOOL OF AUSTIN
2007 McCALL ROAD
AUSTIN, TRAVIS COUNTY, TEXAS 78703

EXISTING CONDITIONS PLAN

512.669.5560 WWW.BIGREDDOG.COM

1021 E. 7TH ST. #100 (OFFICE) • 815-A BRAZOS ST. #319 (MAIL)
AUSTIN, TEXAS 78701 • TEXAS REG. NO. F-11201

NO. DATE REVISION BY

SHEET

C-101

5 OF 24

SPC-2012-0027C