

**SITE CONSTRUCTION PLANS
FOR**

BIG RED EXPRESS CAR WASH

11213 RM 2222
AUSTIN, TEXAS 78730

INDEX OF SHEETS

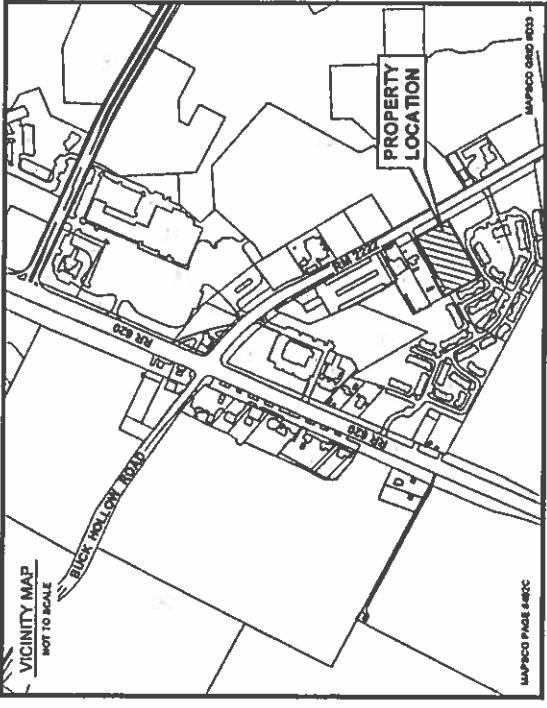
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PREPARED BY:
Rodney Lubojasky
RODNEY LUBOJASKY
REGISTERED PROFESSIONAL ENGINEER
NO. 379970
DATE

OFFICIALLY APPROVED BY:

PLANNING AND DEVELOPMENT REVIEW DEPARTMENT
DATE _____
CITY OF AUSTIN FIRE DEPARTMENT
DATE _____
AUSTIN WATER UTILITY
DATE _____
INDUSTRIAL WASTE DEPARTMENT
DATE _____
TEXAS DEPARTMENT OF TRANSPORTATION
DATE _____



- NOT TO SCALE
- MAPSCO PAGE #483C
1. RELEASE OF THE APPLICATION DOES NOT CONSTITUTE A REPRESENTATION OF THE CITY OF AUSTIN AS TO THE ACCURACY OF THE INFORMATION PROVIDED OR THE VALIDITY OF THE INFORMATION RECEIVED BY THE CITY OF AUSTIN. THE CITY OF AUSTIN IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE APPLICANT OR FOR THE CONSEQUENCES OF THE USE OF THE INFORMATION FOR ANY PURPOSE OTHER THAN THAT AUTHORIZED BY THE CITY OF AUSTIN.
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 3. ALL UTILITIES SHOWN ON THIS PLAN ARE BASED ON THE RECORD DRAWINGS ON FILE WITH THE CITY OF AUSTIN. THE APPLICANT IS RESPONSIBLE FOR OBTAINING THE LATEST RECORD DRAWINGS AND FOR VERIFYING THE LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO CONSTRUCTION.
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COVER SHEET

BIG RED EXPRESS CAR WASH
11213 R.M. 2222
AUSTIN, TEXAS 78730

SHEET NO.
1
OF 18

DATE: 8/15/20
PROJECT: RM-303
JOB #: 11213RM2222

DATE: _____
DATE: _____
DATE: _____
DATE: _____
DATE: _____



PREPARED BY
Fris Planning, Development & Construction, LLC

AND
LUBOJASKY CONSULTING, LLC
FIRM #: 12373

NO.	SECTION	DATE	BY	CHKD.	DATE	BY	CHKD.	DATE	BY	CHKD.	DATE	BY	CHKD.	DATE

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PRESSURE ZONE: NORTHWEST C
MAPSCO PAGE: 483C
FILE NUMBER: 1740 010
APPLICANT: FRIS PLANNING, DEVELOPMENT & CONSTRUCTION, LLC
PROJECT NUMBER: 11213RM2222
DATE: 8/15/20
TYPE: 8-3208 81
SCALE: 1/8" = 1'-0"

WATERMAIN: THIS PROJECT IS LOCATED IN THE PANTHER HOLLOW WATERMAIN WHICH IS CLASSIFIED AS WATER MAIN, WATER MAIN, WATER MAIN AND IS SUBJECT TO THE CITY OF AUSTIN WATERMAIN REGULATIONS. THE SITE IS LOCATED OVER THE EXISTING 18" DIAMETER WATERMAIN.

FLOODPLAIN INFORMATION: THE PROJECT IS LOCATED WITHIN THE 100 YEAR FLOODPLAIN, AS IDENTIFIED ON THE FLOODPLAIN MAP. THE APPLICANT IS REQUIRED TO OBTAIN A FLOODPLAIN MAP FROM THE TARRANT COUNTY, TEXAS AND INCORPORATE AREAS.

LEGAL DESCRIPTION: LOT 1, BLK 1, 2222222 BIG RED EXPRESS CAR WASH, TRACT 2, TARRANT COUNTY, TEXAS, BEING PART OF THE 100 AND 150 FEET INTERSECTION DOCUMENT NUMBER: 20000874

CITY JURISDICTION: THIS SITE IS LOCATED WITHIN THE FULL PURPOSE JURISDICTION OF THE CITY OF AUSTIN. THE SITE IS ZONED ORA-1.0.

WATERMAIN INFORMATION: THE WATERMAIN IS LOCATED UNDER THE CONCRETE DRIVEWAY ON THE GREATER SLOPE. A 2" DIAMETER WATER METER IS TO BE INSTALLED ON THE OWNERS SIDE OF THE DOMESTIC WATER METER.

SITE ADDRESS: BIG RED EXPRESS CAR WASH
11213 R.M. 2222
AUSTIN, TEXAS 78730

PROJECT OWNER: FRIS PLANNING, DEVELOPMENT & CONSTRUCTION
190 LOCKHART CIRCLE, SUITE 100
AUSTIN, TX 78714

PERMIT DATE: FEBRUARY 13, 2010

OWNER: THOMAS A. BEERY, JR. CONY CORPORATION
2000 BAYVIEW DRIVE, SUITE 200
AUSTIN, TEXAS 78704
CONTACT: THOMAS A. BEERY, JR.
PHONE: (512) 264-2441
EMAIL: TBEERY@CONY.COM

LAND PLANNING: FRIS PLANNING, DEVELOPMENT & CONSTRUCTION
190 LOCKHART CIRCLE, SUITE 100, AUSTIN, TX 78714
PHONE: (512) 388-3333
EMAIL: INFO@FRISPLANNING.COM

ENGINEER: LUBOJASKY CONSULTING, LLC
190 LOCKHART CIRCLE, SUITE 100, AUSTIN, TX 78714
PHONE: (512) 388-3333
EMAIL: INFO@LUBOJASKY.COM

REGISTERED PROFESSIONAL ENGINEER: RODNEY LUBOJASKY
190 LOCKHART CIRCLE, SUITE 100, AUSTIN, TX 78714
PHONE: (512) 388-3333
EMAIL: INFO@LUBOJASKY.COM

PROJECT: THE INFORMATION ON THIS PLAN IS BASED ON THE INFORMATION PROVIDED BY THE APPLICANT. THE CITY OF AUSTIN IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE APPLICANT OR FOR THE CONSEQUENCES OF THE USE OF THE INFORMATION FOR ANY PURPOSE OTHER THAN THAT AUTHORIZED BY THE CITY OF AUSTIN.

PUBLIC HEARING INFORMATION

Although applicants and/or their agent(s) are expected to attend a public hearing, you are not required to attend. However, if you do attend, you have the opportunity to speak FOR or AGAINST the proposed development or change. You may also contact a neighborhood or environmental organization that has expressed an interest in an application affecting your neighborhood.

During a public hearing, the board or commission may postpone or continue an application's hearing to a later date, or recommend approval or denial of the application. If the board or commission announces a specific date and time for a postponement or continuation that is not later than 60 days from the announcement, no further notice is required.

A board or commission's decision may be appealed by a person with standing to appeal, or an interested party that is identified as a person who can appeal the decision. The body holding a public hearing on an appeal will determine whether a person has standing to appeal the decision.

A zoning ordinance amendment may include a conditional overlay which would include conditions approved by the Land Use Commission or the City Council. If final approval is by a City Council's action, there is no appeal of the Land Use Commission's action.

An interested party is defined as a person who is the applicant or record owner of the subject property, or who communicates an interest to a board or commission by:

- delivering a written statement to the board or commission before or during the public hearing that generally identifies the issues of concern (it may be delivered to the contact listed on a notice); or
- appearing and speaking for the record at the public hearings;

and:

- occupies a primary residence that is within 500 feet of the subject property or proposed development;
- is the record owner of property within 500 feet of the subject property or proposed development; or
- is an officer of an environmental or neighborhood organization that has an interest in or whose declared boundaries are within 500 feet of the subject property or proposed development.

A notice of appeal must be filed with the director of the responsible department no later than 14 days after the decision. An appeal form may be available from the responsible department.

For additional information on the City of Austin's land development process, visit our web site: www.ci.austin.tx.us/development.

Written comments must be submitted to the board or commission (or the contact person listed on the notice) before or at a public hearing. Your comments should include the name of the board or commission, or Council; the scheduled date of the public hearing; the Case Number; and the contact person listed on the notice.

Case Number: SPC-2013-0049C

Contact: Christine Barton-Holmes, 512-974-2788

Rosemary Ramos, 512-974-2784

Public Hearing: Zoning and Platting Commission, Nov 5, 2013

CLIFF ELLIS

Your Name (please print)

11203 FM 2222 #1803, 78830

Your address(es) affected by this application

[Handwritten Signature]

Signature

12/30/13

Date

Daytime Telephone: 512-570-2379

Comments: WASTE OF WATER

AND IT LOWERS PROP. VALUE

A.L.M.B.Y.

<input type="checkbox"/> I am in favor <input checked="" type="checkbox"/> I object
--

If you use this form to comment, it may be returned to:

City of Austin
Planning and Development Review
Christine Barton-Holmes
P. O. Box 1088
Austin, TX 78767-8810