- The contractor shall install erosion/sedimentation controls and tree/hatural site preparation work (cleaning, grubbing or excavation).
- 2 The placement of eroson/sedimentation controls shall be in accordance with the Emeromental Onteria Manual and the approach Enoson and Sedimentation Control Plan. The COA ESC Plan shall be considered and used as the basis for a TPOES required SWPPP. If a SWPPP is required, it shall be available for renew by the City of Austin Environmental Inspector at all times during construction, including at the Pre-Construction meeting. The checkels below contains the basic elements that shall be reviewed for permit approval by COA EV Plan Reviewers as well as COA EV Inspectors.
- The Placement of tree/natural area protective lending shall be in accordance with the City of Austin standard Notes for Tree and Natural Area Protection and the approved Grading/Free and Natural Area Plan.
- e-construction conference shall be held on-site with the contractor, design Enginee/permit application commental hispection state insolation of the enconstructionation controls and treatment are stated in the state of the control of the enconstruction of the enconstruction and the enconstruction work. The owner or owner's representative shall not make a provide provide a provide provided as a control of the encountry and after owner and the encountry of the encountry and after owner and encountry. The encountry are the encountry and the encountry of the encountry and the encountry of the encountry of the encountry and the encountry of the encou
- or variation in malerials or locations of controls or fences from those shown on the approved plats will a rension and mask the approved by the renewage Figureer, fromcommental Specialist or City, Aborost as should be provided to the provided by the Planning and Development Renew Department. Minor to be made as field renewors to the froston and Seatlementation Control Plannings the course of construction to correct control wadequaces.
- 6. The contractor is equired to provide a certified inspector with either a Certified Professorial in frosion and Sediment Control (PTESC). Certified Brosion, Sediment and Stommater-inspector (EDESM) or Certified inspector of Sedimentation and Brosion Controls (CDEC) certification to inspect the controls and dences at weekly intervals and after significant smills events to insure that they are functioning properly. The person(s) reasynosible for maintenance of controls and dences shall inmediately make any necessary reparts to damaged reasy. Silt accumulation at controls must be removed when the depth reaches sx (6) inches.
- Prior to linal acceptance by the City, had roads and waterway crossings constructed for temporary contractor access must be removed, accumulated sediment removed from the waterway and the area restored to the original grade and revegetated. All land cleaning debris shall be disposed of in approved spoil disposal sites.
- Temporary and Permanent Erosion rk must stop if a void in the rock substrate is discovered which is; one square foot in total area, blows an within the substrate and/or consistently receives water during any rain event. At this time it is the insibility of the Project Manager to immediately contact a City of Austin Environmental Inspector for further signation.
- A.All disturbed areas to be revegetated are required to place a minimum of six (6) niches of topsoil Sec Standard Specification Item No. 60.15.3(A)). Do not add topsoil within the critical root zone of enshing trees. The topsoil shall be composed of 4 parts of soil mixed with 1 part compost, by volume. The compost shall meet the definition of composts as defined by TiOOT Specification Item 16.1. The soil shall be locally available native soil that meets the following specifications:
- rious materials, rocks, and debns
- 100% shall pass through a 1.5-inch (36 mm) screen.
- Soil to be a loamy maternal that meets the requirements of the table textural triangle. Soil known locally as "red death" is not an allowable the following criteria. below in accordance with the USDA soil. Textural composition shall meet

Sand	315	Clay	Texture class
15%	10%	5%	Minimum
67%	50%	50%	Махітит

- owner/angineer may propose use of create salvaged topsoil which does not meet the soil texture class required above providing, a soil analysis and a written statement from a qualified professional in soils, tendscape architecture, or occurry indicating the create topsoil will provide an equivalent growth media and specifying what, if any, soil amendments required.
- Topsoil salveged from the existing sits may often be used, but it should meet the same standards. standards as set forth in these

ARY VEGETATIVE STABILIZATION

- From September 15 to March 1, seeding shall be with cool season cover crops (Wheat at 0.5 pounds per 1000 SF, Cetal at 0.5 pounds per 1000 SF, Cetal Rys colar at 0.5 pounds per 1000 SF, with a total rate of 1.5 pounds per 1000 SF. Cetal Rys colar at 0.5 pounds per 1000 SF) with a total rate of 1.5 pounds per 1000 SF. Cool season cover crops are not permanent crossion control.
- From March 2 to September 14, seeding shall be with hulled Ben A. Fortikzer shall be water soluble with an analysis of 15-15-15 to be establishment at a rate of 1/2 pound per 1000 SF. uda at a rate of 1 pounds par
- ulch shall comply with Table1, below
- Temporary erosion control shall be acceptable when the grass has grown at least 1 1/2 inches high with 95% provided no bare spots larger than 16 equare feet oxist.

Table 1: Hydromulching for Temporary Vegetative Stab

	_
100% or any blend of wood, cellulose, straw, andlor cotton plant material (except no mulch shall exceed 30% paper)	Matenal
70% or greater Wood/Straw 30% or less Paper or Natural Fibers	Description
0-3 months	Langenty
Moderate slopes, from flat to 3:1	Typical Applications
1500 to 200 lbs per acre	Application Rates

PERMANENT VEGETATIVE STABILIZATION:

- From September 15 to March 1, seeding is considered to be temporary stabilization only. If cool season cover crops exist where permanent vegetative stabilization is desired, the grasses shall be moved to a height of less than one-half (1/2) inch and the area shall be re-seeded in accordance with 2, below.
- From March 2 to September 14, seeding shall be with hilled Bermuda at a rate of 1 pound per 1000 SF with a purity of 95% with 65% germination. Bermuda grass is a warm season grass and is considered permanent ecoson control.
- B. Hydromich shall comply with Table 2, below.

 C. The planted area shall be impated or sprinkled in a manner that will not enode the topsoil, but will sufficiently soak the soil to a depth of sw inches. The impateon shall occur at daily intervals (minimum) during the first two months. Rainfall occurrences of ½ wich or more shall postpone the watering schedule A. Fertalizer shall be a water soluble with an analysis of 15-15-15 to be applied once at planting and once during the period of establishment at a rate of 1/2 pound per 1000 SF.
- D. Permanent erosion control shall be acceptable when the grass has grown at least 1½ inches high with 95% coverage, provided no bare spots larger than 16 square feet exist.

ements of the City of Austin Enviro

E. When required, native grass seeding shall comply with Criteria Manual. Table 2: Hydromulching for Permanent Vegetative Stabilization Material Description Longevity Typical Apr

Ä	80% Organic defibrated	6 months	On slopes up to 2:1	On slopes up to 2:1 2500 to 4000 lbs per acre and erosive soil (see manufacturers
(BFM)	TIPETS (UTB Lacktier		conditions	recommendations)
Fiber	65% Organic defibrated	1 1	On slopes up to 1:1	On slopes up to 1:1 3000 to 4500 lbs per scre
Reinforced	fibers 25% Reinforcing	op to te	and crosive soil	(see manufactures
(PRO. 1)	Matrix (FRM) Fibers or less 10% Tackiter	CIE	conditions	recommendations)

Address: 2009 Lake Shore Drive, Austin TX 78746

Owner's representative responsible for plan alterations:

Person or firm responsible for erosion/sedimentation Valla Djafan, Phone #_

Valla Djafan, Phone #___

Person or firm responsible for tree/natural area protection Maintenance:

Valla Djahn, Phone θ .

I. The contractor shall not dispose of surplus excavated valla Djahn, Phone θ .

All though the site without notifying the Flamining and Development Review Department at 974-2278 at least each valled by the focation and a copy of the permit issued to receive the material.

4.6 hours prior with the location and a copy of the permit issued to receive the material.

2009 Lake Shore Drive

REVISIONS / CORRECTIONS

OWNER: VALVA DIJAFARI 2009 LAKE SHORE DRIVE AUSTIN, TX 78746

BRUCE 5. AUPPERLE, P.E.
AUPPERLE COMPANY
10086 CIRCLEVIEW DRIVE
AUSTIN, TEXAS 78733
PHONE (512) 422-7638
FAX (512) 329-8241 ENGINEER:





- CITY OF AUSTIN STANDARD NOTES FOR TREE AND NATURAL AREA PROTECTION
 Appendix. P-2 (3/28/2011)
 All trees and natural areas shown on plan to be preserved shall be protected during con

- temporary fencing.

 Protective fences shall be erected according to City of Austin Standards for Tree Protection. Protective fences shall be installed prior to the start of any site preparation work (clearing, gnubbing or grading), and shall be maintained throughout all phases of the construction project. Protective fences shall be maintained throughout all phases of the construction project. Frost and sedementation control barriers shall be installed or maintained in a manner which does not result in soil build-up within tree drip lines. Protective fences shall surround the trees or group of trees, and will be located at the outermost limit of branches (drip lines), for natural areas, protective fences shall follow the limit of Construction line, in order to prevent the following:

 A. Soil compaction in the root zone area resulting from vehicular traffic or storage of equipment or an example.

- B. Root zone disburbances due to grade changes (greater than 6 inches cut or fill), or trenching not reviewed and authorized by the City Arborist;

 C. Wounds to exposed roots, trunk or limbs by mechanical equipment;

 C. Wounds to exposed roots, trunk or limbs by mechanical equipment;

 C. Wounds to exposed roots, trunk or limbs by mechanical equipment;

 D. Other activities detriminate to trees such as chemical storage, centre truck cleaning, and fires.

 Exceptions to installing fences at tree dep-lines may be permitted in the following cases:

 A. Where there is to be an approved grade change, imperimable paving surface, tree well, or other such site development, erect the fence supprominately 2 to 4 facts beyond the area disturbed; where permeable paving is to be installed within a tree's disp-line, erect the fence at the outer limits off the permeable paving area (prinor to site grading so that this area is graded separately prior to paving installation to minimize root damage).

 C. Where there are devere space constraints due to tract sue, or other spacial requirements, contact the City Arborist at 512-974-1876 to discuss alternatives.

 D. Where there are severe space constraints due to tract sue, or other spaceal requirements, contact the City Arborist at 512-974-1876 to discuss alternatives.

 SPECIAL NOTES: For the protection of natural areas, no exceptions to installing fences at the limit of Construction line will be permitted.

 The trunk with strapped-on planning to a height of 8 fact for to the limits of lower branching) in addition to the reduced fencing provided.

 B. Trees approved for removal shall be removed in a manner which does not impact trees to be preserved.

 P. Any roots exposed by construction activity shall be privated firsh with the soil. Backfall root areas with a good quality to poll so soon as possible. If according firsh with the soil.
- oots exposed by construction activity shall be printed flush with the soil. Blackfill root areas with quality top soil as soon as possible. If exposed root areas are not backfilled within 2 days, them with organic material in a mainer which reduces soil temperature and minimizes water loss

(D O

- -0
- 3. 2 due to evaporation.

 Any trenching required for the installation of landscape irrigation shall be placed as far from existing trenching required possible.

 No landscape toposible control and trees than 4 inches shall be permitted within the drip-line of trees. No soil is permitted on the root faire of any tree.

 Pruning to provide clearance for structures, vehicular traffic and equipment shall take place before damage occurs (ripping of branches, etc.).

 All finished pruning shall be done according to recognized, approved standards of the industry (Reference the National Arborist Association Fruning Standards for Shade Trees available on request from the City Arborist).

 Devations from the above notes may be considered ordinance violations if there is substantial non-compliance or if a tree sustains damage as a result.

- STANDARD SEQUENCE OF CONSTRUCTION

 Appendix: F.4 (3)28/2011)

 In temporary erosion and sealmentation controls are to be installed as indicated on the approved site plan. Install tree protection and initiate tree mitigation measures. (as needed)

 Install natural area protection and floating sit socreen. (as required)

 The Environmental Project Manager or Site Supervisor must contact the Planning 4 Development Review Department, Environmental Impaction, at [12] 974-2278, 72 hours prior to the scheduled date of the required on-site pre-construction meeting.

 A pre-construction meeting with Environmental inspection is required prior to any site disturbance.

 It imporary erosion and sedimentation controls will be revised, if needed, to comply with City inspections directives, and revised construction scheduler relative to the erosion plan.

- 2 Demoish existing dock.

 Demoish existing dock.

 Demoish existing dock.

 Demoish boat dock construction acts three-section of the site and installation of landscaping.

 Complete construction and start revegetation of the site and installation of landscaping.

 Upon completion of the site construction and revegetation of a project site, the design engineer shall submit an engineer's letter of concurrence to the Flaming & Development Knew Department indicating that construction, including revegetation, is complete and in substantial conformity with the approved plans. After receiving this letter, a final inspection will be scheduled by the appropriate City Inspector.

 Obtain final inspection release once vegetation has 95% coverage.

 After a final inspection has been conducted by the City inspector and with approval from the City Inspector, remove the temporary crosion and sedimentation controls and complete any necessary final revegetation resulting from removal of the controls.

REMEDIAL TREE CARE NOTES AERATION AND SUPPLEMENTAL NUTRIENT REQUIREMENTS FOR TREES WITHIN CONSTRUCTION AREAS APPENDIX. P-6 (12/20/2002) LABORATOR AND APPENDIX PROPERTY OF THE PROPERTY OF TH

frees will be Aerated and Prov

As a condition of final acceptance of the site, and in conformance with Environmental Criteria Manual Section 3.5.4 - All preserved trees within the limits of construction will be Aerascal and provided with Supplemental Nutrients per the following guidelines. Macrica and Microtherits are required, Himatelinitations with importants are lightly recommended. These solutions are commonly thilized to provide remediation for trees affected by construction. Materials and methods are to be approved by the City Arborst (5.12)974-1876 prior to application. The owner or general contractor shall select a fertilization contractor and insure coordination with the City Arborst Phone. (5.12)974-1876.

Treatment is to commence prior to the beginning of construction activities and again after the completion of all construction. Areas to be treated include the entire critical root zone of trees as depicted on the City approved plans. Trees are to be aerated by water implicit vivo the soil (under pressure via a soil probe at 50-125 pounds per square inch) or by other method as approved by Planning and Development Review Department. The Proposed Nutrient Mix Specifications need to be provided to and approved by the City Arbonst Front to application fare # \$ (512)974-3010. Applicants may also specify soil impetion of Doggetti V.1 ingetto 32-7-7 or equivalent at recommended rates. Construction which will be completed in less than 90 days should use materials at \$ recommended rates. Alternative organic fertilizer materials are acceptable when approved by the City Arbonst. Within 7 days after fertilization is performed, the contractor shall provide documentation of the work performed to the City Arbonst. Planning and Development Review Department P.O. Box 1088, Austin, Texas 78767. This Note should be referenced as item #1 in the Sequence of Construction.

- 40 01.
- In this project is not located over the Edwards Aquiter rechange zone.

 Deed restrictions or restrictive coverants are not applicable to this property.

 A business or living quarter may not be constructed on a pier or similar structure extending into or above lake Austin, except under a license agreement approved by the council.

 Contractor to verify utility locations and ground and flow line devaluons before construction.

 Environmental Inspection has the authority to add and/or modify ecosion/sedimentation controls on site to keep project in-compliance with the City of Austin Rules and Regulations.

 Approval by other government entities may be required prior to the start of construction. The applicant is responsible for determining what additional approvals may be necessary.

 All work on this project is to be accomplished was barge. There will be no site access by land, and no construction staging or maternals storage located on land.

 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

The follows will comply

- Bite Plan Release Notes.

 Site Plan Release Notes.

 Be following site plan release notes are included in accordance with the City of Austin's request. Applicant ill comply with all applicable City of Austin requirements.

 All improvements shall be made in accordance with the released site plan. Any additional improvements will require site plan anendment and approval of the Flanning 4 Development Review Department.

 All sugns must comply with requirements of the Land Development Code. (Section 13-2, Article VII) Additional electric deserments may be required at a later rate.

 All ensting structures shown to be removed will require a demolition permit from the City of Austin Planning 4 Development Review Department.

 A development permit must be issued prior to an application for building permit for non-consolidated or Planning Commassion approved site plans.

 For driveway construction: The owner is responsible for all coasts for relevance.
- of, or damage to
- 9 For construction within the right-of-way, a concrete permit is required.

 For the building permit, a signed and scaled letter shall be sitematized to the City of Austin, per the Lard Development Code, 25-12-3 1612-4, certifying that the structure is in accordance with ASCE 24, Flood Resistant Design and Construction.

 All work will 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.

 Approval of this Site Plan does not include Building and Fine Code approval nor building permit approval.

NO. DESCRIPTION REVISE (R) TOTAL # CHANGE NAP (A) ADD (A) SHEETS IN M.P. COVER M.P. COVER (SO. FT.) HEET NO. S PLAN SET (SO. FT.) RAPPROVAL DATE DATE

vegetation within the shoreline setback area shall be removed before the issuance of a building permit, exce may be required for surveying and testing. Areas cleared for surveying or testing shall be no more than it wide and no trees of aix inches or more in diameter shall be removed for surveying or testing.

All areas disturbed within the shoreline setback shall be restored in accordance with City of Austin specification

rbed areas shall be restored as noted in erosion control ¢ restoration notes.

WATERSHED STATUS: This site is located in LAKE AUSTIN watershed, is classified as a WATER SUPPLY RU watershed and shall be developed, constructed and maintained in conformance with Chapter 25 of the I Development Code.

FLOODPLAIN INFORMATION: This project is within the 100-year flood plain as shown on the F.E.M.A. p. 48453CO445H effective 265EF2008. SMART GROWTH ZONE: Drinking Water Protection Zone

LEGAL DESCRIPTION: LOT 15 LESS S 50FT OF E 140' LOT 14 W 80005F (100' FRT) LAKE SHORE ADDN., Deed E 2012201150

ADDRESS: 2009 Lake Shore Drive, Austin, TX 78746

RELATED PERMIT NUMBERS: C&I-02-0071 USE: Accessory Use to Princ ZONING LA spal Single-Family Residence at 2009 Lake Shore Drive, Austin, TX 78746

Release of this application does not constitute a verification of all data, information and calculations supplied the applicant. The engineer of record is solicly responsible for the completeness, accuracy and adequacy higher submittal, whether or not the application is reviewed for Code compliance by City engineers.

Plan Sheet List Site Plan subject to City of Austin Watershed Protection Regulations.

- COVER SHEET # NOTES
- EXISTING CONDITIONS & DEMOLITION PLAN DOCK PLAN & ELEVATIONS SITE PLAN

PROJECT DESCRIPTION: Demoksh existing dockage. Construct 1-slip, 2-story, 14 x 30' dock, gangway a

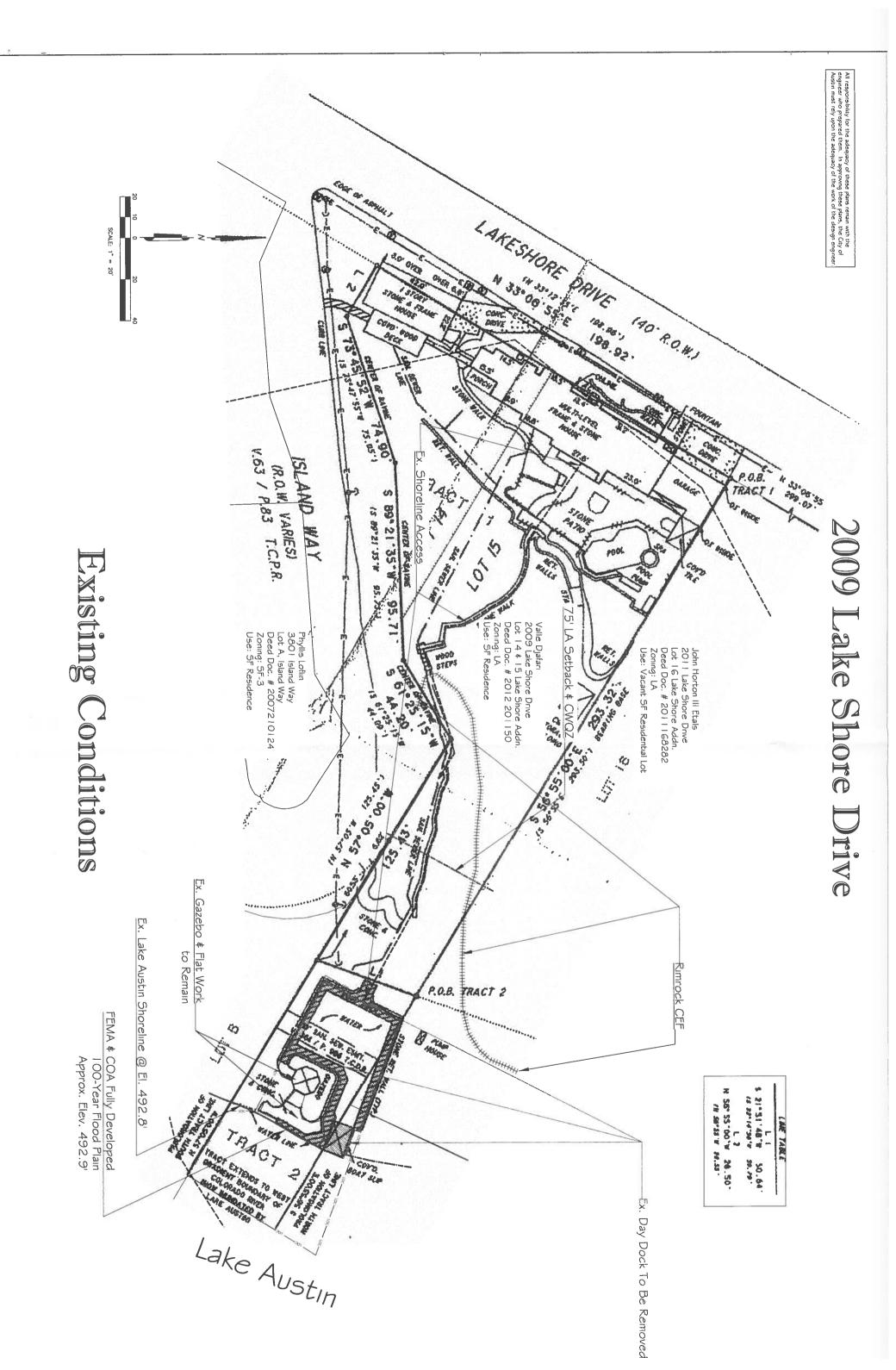
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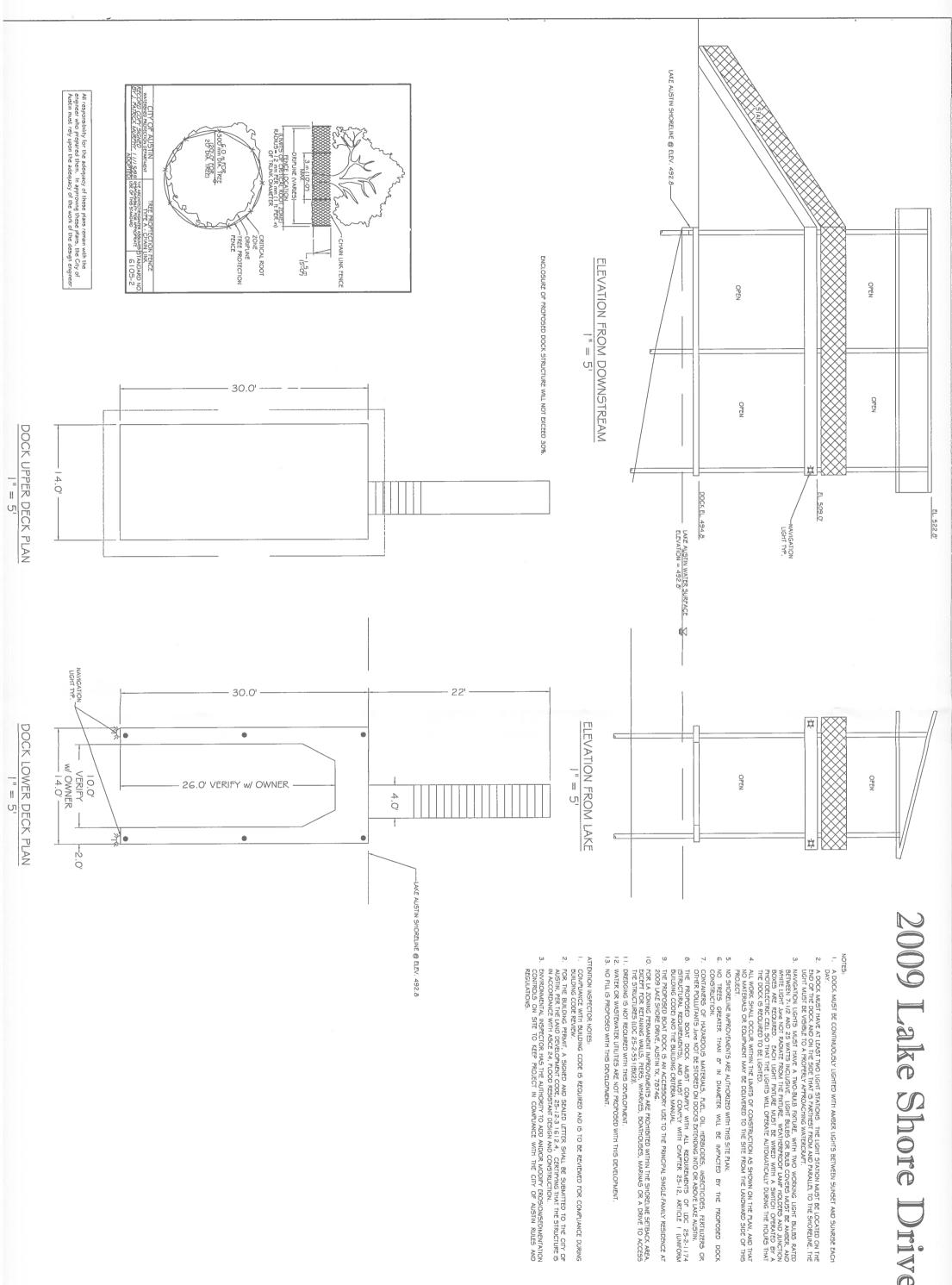
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	Date	Planning Commission	ents

Permit Number	5P-2013-0504D5		

5P-2013-0504D5
Permit Number
Dec. 31, 2013

All responsibility for the adequacy of these plans remain with the engineer who prepared them. approxing these plans, the City of Austin must rely upon the adequacy of the work of the design





Lake Shore Drive

