

If you need assistance completing this application (general inquires only) please contact Susan Walker, 974-2202; 505 Barton Springs Road, 2<sup>nd</sup> Floor (One Texas Center).

CASE # 05-204-0127  
ROW # 11207642

*revised*

0119110506

**CITY OF AUSTIN  
APPLICATION TO BOARD OF ADJUSTMENT  
GENERAL VARIANCE/PARKING VARIANCE**

**WARNING: Filing of this appeal stops all affected construction activity.**

**PLEASE: APPLICATION MUST BE TYPED WITH ALL REQUESTED INFORMATION COMPLETED.**

STREET ADDRESS: 2009 Lake Shore

LEGAL DESCRIPTION: Subdivision - LOT 15 LESS S 50FT OF E 140' LOT 14 W 8000SF (100' FRT) LAKE SHORE ADDN

Lot(s) \_\_\_\_\_ Block \_\_\_\_\_ Outlot \_\_\_\_\_ Division \_\_\_\_\_

I/We Carolyn Aupperle on behalf of myself/ourselves as authorized agent for

Deleted: \_\_\_\_\_

DJAFARI VALLA

affirm that on August 28, 2014,

Deleted: \_\_\_\_\_

hereby apply for a hearing before the Board of Adjustment for consideration to:

(check appropriate items below)

ERECT  ATTACH  COMPLETE  REMODEL  MAINTAIN

a new boat dock greater then 20% width of the shoreline

14' = 27.65%

in a LA district.  
(zoning district)

**NOTE:** The Board must determine the existence of, sufficiency of and weight of evidence supporting the findings described below. Therefore, you must complete each of the applicable Findings Statements as part of your application. Failure to do so may result in your application being rejected as incomplete. Please attach any additional support documents.

**VARIANCE FINDINGS:** I contend that my entitlement to the requested variance is based on the following findings (see page 5 of application for explanation of findings):

**REASONABLE USE:**

1. The zoning regulations applicable to the property do not allow for a reasonable use because:

\_\_\_\_\_ The property is too narrow to fit a safe boat dock, which is 14'.  
\_\_\_\_\_  
\_\_\_\_\_

**HARDSHIP:**

2. (a) The hardship for which the variance is requested is unique to the property in that:

\_\_\_\_\_ Most lots today are required to have 100' of lake front.  
\_\_\_\_\_  
\_\_\_\_\_

(b) The hardship is not general to the area in which the property is located because:

\_\_\_\_\_ This lot is configured in a very unique way based on the land.  
\_\_\_\_\_  
\_\_\_\_\_

**AREA CHARACTER:**

3. The variance will not alter the character of the area adjacent to the property, will not impair the use of adjacent conforming property, and will not impair the purpose of the regulations of the zoning district in which the property is located because:

\_\_\_\_\_ There is no other property like this.  
\_\_\_\_\_  
\_\_\_\_\_

**PARKING:** (Additional criteria for parking variances only.)

Request for a parking variance requires the Board to make additional findings. The Board may grant a variance to a regulation prescribed Section 479 of Chapter 25-6 with respect to the number of off-street parking spaces or loading facilities required if it makes findings of fact that the following additional circumstances also apply:

1. Neither present nor anticipated future traffic volumes generated by the use of the site or the uses of sites in the vicinity reasonable require strict or literal interpretation and enforcement of the specific regulation because:

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2. The granting of this variance will not result in the parking or loading of vehicles on public streets in such a manner as to interfere with the free flow of traffic of the streets because:

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3. The granting of this variance will not create a safety hazard or any other condition inconsistent with the objectives of this Ordinance because:

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4. The variance will run with the use or uses to which it pertains and shall not run with the site because:

---

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**NOTE: The Board cannot grant a variance that would provide the applicant with a special privilege not enjoyed by others similarly situated or potentially similarly situated.**

**APPLICANT CERTIFICATE** – I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Signed  Mail Address 10088 Circleview  
Drive \_\_\_\_\_

City, State & Zip Austin, TX  
78733

Printed Carolyn Aupperle Phone 512-422-  
7838 Date August 28, 2014



# SPECIAL EXCEPTION INSPECTION






<b>Address:</b>	6807 Hillcroft Dr.
<b>Permit Number:</b>	2014-082030
<b>Property Owner Requesting Special Exception:</b>	Algie Williams (Porter Williams)

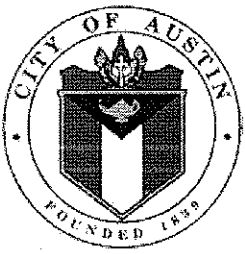
<p><b>Special Exception Requested:</b></p> <p>21.5' front yard setback encroachment</p>
<p><b>Date Structure was originally constructed:</b> COA, GIS verifies existence in 2003</p>

<b>Date of Inspection:</b>	8-11-14
<b>Building Official or designated representative</b>	Tony Hernandez
<b>X</b>	The granting of the variances requested will <u>Not</u> result in any hazard to the life, health or public safety for either the property for which the variance is requested or to an adjoining public or private property
	<p>The granting of the variances request will result in a hazard to the life, health or public safety of the either the property for which the variance is requested or to an adjoining public or private property. The following hazards related to the variance request were noted in this inspection:</p> <ol style="list-style-type: none"> <li>1.</li> </ol>



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

CASE#: C15-2014-0127  
 Address: 2009 LAKE SHORE



1" = 200'

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by CTM for the purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

January 7, 2013

City of Austin  
Planning and Development Review Department  
PO Box 1088  
Austin, TX 78716

To Whom It May Concern:

I, Valla Djafari, own the property at 2009 Lake Shore Drive. I wish to construct a new dock at the property. Bruce S. Aupperle, P.E. and Aupperle Company are our authorized agents for the City of Austin applications needed for the subject work at the property. Please contact me if you have any questions.

Regards,

A handwritten signature in black ink, appearing to be 'V' followed by a flourish.

Valla Djafari  
2009 Lakeshore Drive  
Austin, TX 78746



# 2009 Lake Shore Drive

All responsibility for the accuracy of these plans rests with the Engineer who prepared them. In approving these plans, the City of Austin will not assume any liability for the disaster insurance.

LINE TABLE	
L 1	S 21° 51' 48" W 50.64'
L 2	N 27° 14' 34" W 56.78'
L 3	N 56° 35' 00" W 28.30'
L 4	N 28° 43' 19" W 72.35'

John Hankins III Elys  
 2011 Lake Shore Drive  
 Lot 16 Lake Shore Auldin  
 Deed Doc. # 2011163282  
 Zoning: LA  
 Use: Vacant SF Residential Lot

Vale Dyllan  
 2009 Lake Shore Drive  
 Lot 14 & 15 Lake Shore Auldin  
 Deed Doc. # 2012 201150  
 Zoning: LA  
 Use: SF Residence

Phyllis Loflin  
 3601 Island Way  
 Lot A Island Way  
 Deed Doc. # 2007210124  
 Zoning: SF-3  
 Use: SF Residence

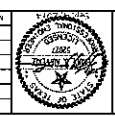
# Existing Conditions

FEMA # COA Fully Developed  
 100-Year Flood Plain  
 Approx. Elev. 492.9'

Ex. Lake Austin Shoreline @ El. 492.8'

Ex. Gazebo & Flat Work  
 to Remain

Ex. Dock To Be Removed



Engineering, Planning & Development Services  
 1888 Cokerly Drive, Austin, Texas 78733 512 329 2341  
**AUPPERLE COMPANY**

2009 Lake Shore Drive  
 EXISTING CONDITIONS &  
 DEMOLITION PLAN

DEPOSITED FOR	
DATE	
BY	
FOR	
DATE	
BY	
FOR	
DATE	
BY	
FOR	

2009 Lake Shore Drive - 02-05-2009  
 SHEET 2 OF 2

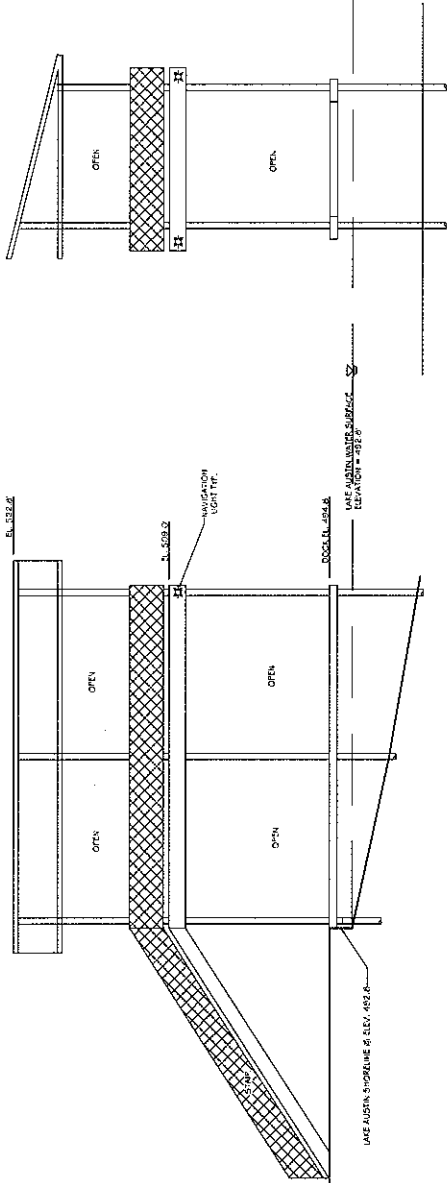


# 2009 Lake Shore Drive

- NOTES:**
1. A DOCK MUST BE CONTIGUOUSLY LIGHTED WITH APPROXIMATELY 1000 LUMENS PER SQUARE FOOT AND SIMILAR EACH SIDE. LIGHT FIXTURES SHALL BE MOUNTED ON THE EXTERIOR WALLS OF THE DOCK AND BE SPACED TO ILLUMINATE THE ENTIRE DOCK AND THE APPROACHING WATERWAY.
  2. LIGHT MUST BE USABLE TO A PROPERLY APPROACHING WATERWAY.
  3. LIGHT FIXTURES SHALL BE MOUNTED ON THE EXTERIOR WALLS OF THE DOCK AND BE SPACED TO ILLUMINATE THE ENTIRE DOCK AND THE APPROACHING WATERWAY.
  4. ALL WORK SHALL OCCUR WITHIN THE LIMITS OF CONSTRUCTION AS SHOWN ON THE PLAN, AND THAT NO MATERIAL OR EQUIPMENT MAY BE DELIVERED TO THE SITE FROM THE LANDWARD SIDE OF THIS DOCK.
  5. NO STRUCTURAL IMPROVEMENTS ARE AUTHORIZED WITH THIS SITE PLAN.
  6. NO TREES GREATER THAN 6" IN DIAMETER WILL BE IMPACTED BY THE PROPOSED DOCK.
  7. CONTAINERS OF HAZARDOUS MATERIALS, FUEL, OIL, REFRIGERATORS, REFRIGERATORS, REFRIGERATORS OR OTHER EQUIPMENT ARE NOT TO BE STORED ON EXPOSED EXTERIOR WALLS OR ABOVE-LAKE SURFACES.
  8. STRUCTURAL MATERIALS, ROCK, AND SOILS SHALL BE STORED WITH ALL REQUIREMENTS OF UIC 2512-1174 AND UIC 2512-1175.
  9. ALL STRUCTURAL MATERIALS SHALL BE STORED WITHIN THE BUILDING FOOTPRINT AND THE BUILDING FOOTPRINT SHALL BE STORED WITHIN THE BUILDING FOOTPRINT.
  10. FOR LAUNCHING AND REMOVAL OF STRUCTURES FROM THE DOCK, THE DOCK SHALL BE PROVIDED WITH THE PROVISIONS FOR LAUNCHING AND REMOVAL OF STRUCTURES FROM THE DOCK.
  11. CRISPINGS IS NOT REQUIRED WITH THIS DEVELOPMENT.
  12. WATER OR WASTEWATER EFFLUENTS ARE NOT PROHIBITED WITH THIS DEVELOPMENT.
  13. NO FILL IS PROHIBITED WITH THIS DEVELOPMENT.

**ATTENTION INSPECTOR NOTES:**

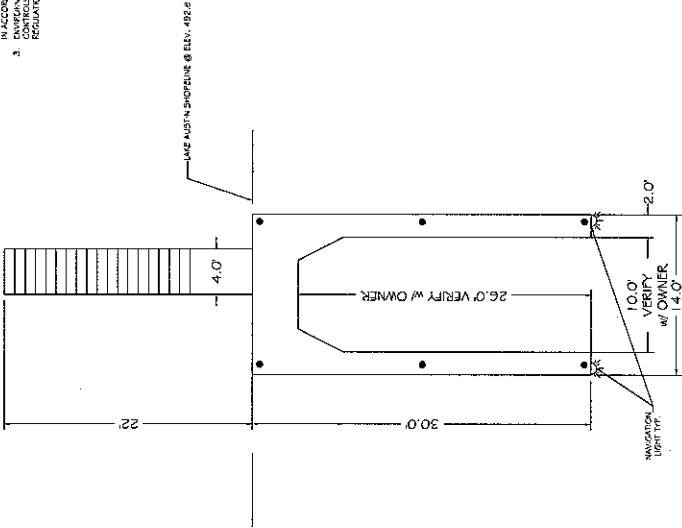
1. COMPLIANCE WITH BUILDING CODE IS REQUIRED AND IS TO BE REVIEWED FOR COMPLIANCE DURING THE PERMIT PROCESS.
2. FOR THE BUILDING PERMIT, A SEAWALL AND SHIELD LETTER SHALL BE SUBMITTED TO THE CITY OF AUSTIN FOR REVIEW AND APPROVAL. THE SEAWALL AND SHIELD LETTER SHALL BE SUBMITTED TO THE CITY OF AUSTIN FOR REVIEW AND APPROVAL.
3. ENVIRONMENTAL INSPECTOR HAS THE AUTHORITY TO ADD AND/OR MODIFY PROVISIONS/REQUIREMENTS ON SITE TO MEET PROJECT'S COMPLIANCE WITH THE CITY OF AUSTIN RULES AND REGULATIONS.



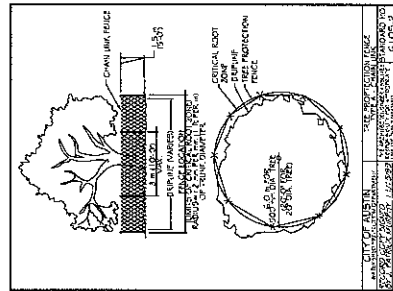
ELEVATION FROM DOWNSTREAM  
1" = 5'

ELEVATION FROM LAKE  
1" = 5'

ENCLOSURE OF PROPOSED DOCK STRUCTURE WILL NOT EXCEED 30%.



DOCK LOWER DECK PLAN  
1" = 5'



All responsibility for the accuracy of these plans rests with the engineer. The City of Austin reserves the right to modify these plans at any time without notice. The City of Austin shall not be liable for any errors or omissions on the part of the engineer or architect.

NO.	DATE	REVISION



UPPERBLE COMPANY  
Engineering, Planning & Development Services  
10000 Greenleaf Drive, Austin, Texas 78733 512 2924211

2009 Lake Shore Drive  
DOCK PLAN & ELEVATIONS

DESIGNED BY	
CHECKED BY	
DATE: 08-14-2011	
SHEET	3 OF 4

SP-2013-05040D

# 2009 Lake Shore Drive

All responsibility for the adequacy of these plans rests with the Author. The Engineer shall not be responsible for the accuracy of the data or the design.

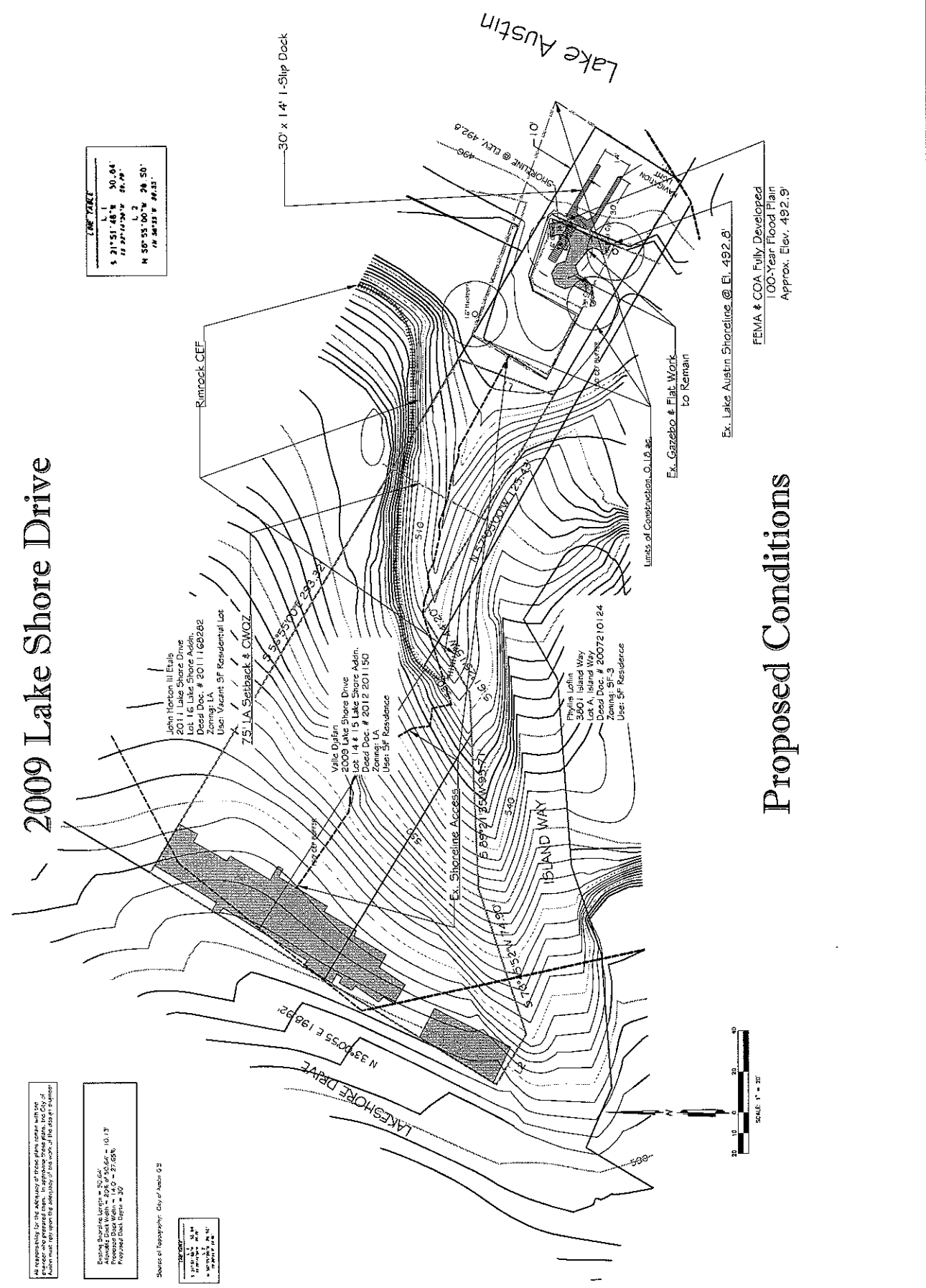
Building Standards: 2006  
 Allowable Deck Width = 20% of 50.00' = 10.00'  
 Proposed Deck Elevation = 27.50'

Source of Topography: City of Austin GIS

2009  
 2009  
 2009

**LOTT TABLE**

1	21°51'48" N	50.00'
2	72°27'15" W	25.00'
3	1.2	
4	N 56°55'00" W	24.50'
5	N 34°33'15" W	24.35'



## Proposed Conditions

2009 Lake Shore Drive  
 SITE PLAN

**APPERLE COMPANY**  
 Engineering, Planning & Development Services  
 10068 Chiswick Drive, Austin, Texas 78731 512.520.8211



DESIGNED BY	SCALE
DRAWN BY	DATE
CHECKED BY	DATE
PROJECT NO.	
SHEET NO.	4 OF 4

2009 Lake Shore Drive 27-50-17-09-02

Existing Shoreline Length = 50.64'

Allowable Dock Width = 20% of 50.64' = 10.13'

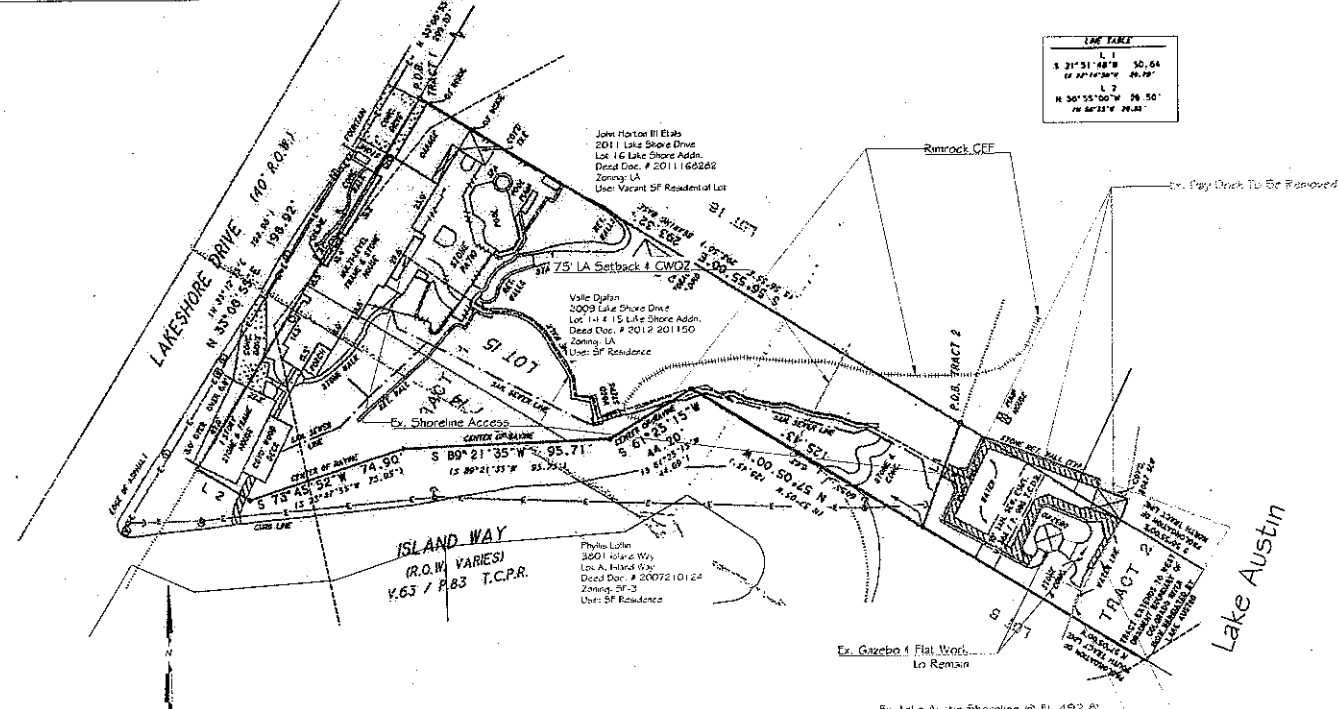
Proposed Dock Width = 14.0' = 27.65%

Proposed Dock Depth = 30'



All dimensions, on this plat, are given in feet and inches. The surveyor is responsible for the accuracy of all measurements and for the proper placement of all monuments. The surveyor is not responsible for the accuracy of any data or information not shown on this plat.


### 2009 Lake Shore Drive



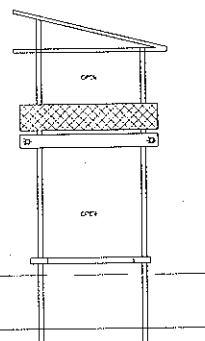
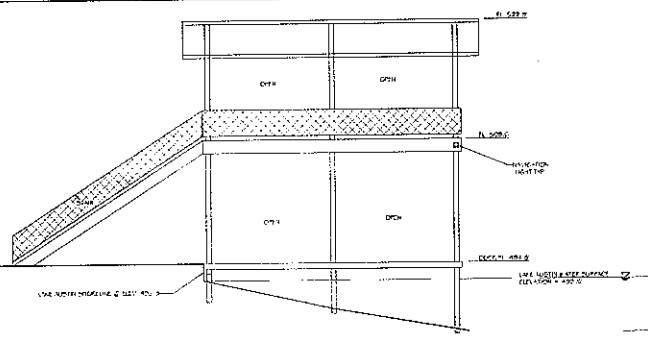
LINE TABLE	
L. 1	
S 21°31'48"W	50.64
E 72°14'36"W	46.18
L. 2	
N 30°52'00"W	26.50
E 64°22'14"E	24.25

### Existing Conditions

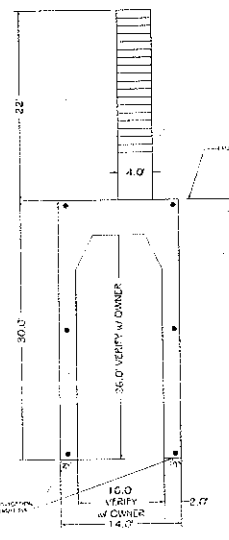
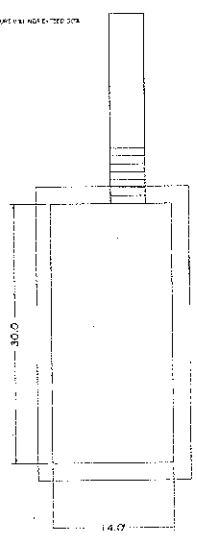
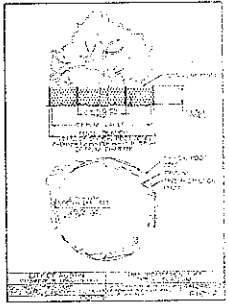
FEMA & COA Fully Developed  
 100-Year Flood Plain  
 Approx. Elev. 492.9'

 <b>ALPERLE COMPANY</b> <small>Engineering, Planning &amp; Construction Services        10000 Lake Shore Drive, North Shore Bldg #311 75258-2001</small>
<b>2009 Lake Shore Drive</b> <b>EXISTING CONDITIONS &amp; DEMOLITION PLAN</b>
<small>PROJECT: 154        SHEET NO. 2        DATE: 07/21/09        SURVEY: 7/2009        SCALE: 1" = 40'</small>

# 2009 Lake Shore Drive



- NOTES:
1. A DOCK MUST BE CONSTRUCTION-BUILT WITH ANCHORS BENEATH DOCK AND SHORSE ELEVATION.
  2. A DOCK ANDOR WALL AT LEAST TWO FEET THICK. THE LIGHT STRUTTING MUST BE LOCATED ON THE DOWNSTREAM SIDE OF THE DOCK AND BE PARALLEL TO THE SHORSE. THE LIGHT MUST BE VINED TO PROTECT APPROXIMATELY 10 FEET.
  3. NAVIGATION LIGHTS MUST HAVE A 100-000 FOOT CANDLE LIGHT AND BE LOCATED ON THE DOWNSTREAM SIDE OF THE DOCK. THE LIGHTS MUST BE PARALLEL TO THE SHORSE AND BE PARALLEL TO THE SHORSE. THE LIGHTS MUST BE PARALLEL TO THE SHORSE AND BE PARALLEL TO THE SHORSE. THE LIGHTS MUST BE PARALLEL TO THE SHORSE AND BE PARALLEL TO THE SHORSE.
  4. ALL DOCK WALLS MUST BE BUILT WITHIN THE LIMITS OF CONSTRUCTION AS SHOWN ON THE PLAN AND THAT NO ADDITIONAL OR TOWERING MUST BE CONSTRUCTED TO THE DOCK FROM THE DOWNSTREAM SIDE OF THIS PROJECT.
  5. NO DOCK WALLS OR STRUCTURES ARE ALLOWED TO BE BUILT WITHIN THE DOCK AREA.
  6. ALL DOCK WALLS MUST BE BUILT WITHIN THE LIMITS OF CONSTRUCTION AS SHOWN ON THE PLAN AND THAT NO ADDITIONAL OR TOWERING MUST BE CONSTRUCTED TO THE DOCK FROM THE DOWNSTREAM SIDE OF THIS PROJECT.
  7. CONSTRUCTION OF DOCK WALLS, FUEL OIL, PROVISIONS, RECEIVERS, PERMITTERS OF OTHER POLLUTANTS AND OTHER STRUCTURES ON DOCK WALLS ARE PROHIBITED UNLESS THEY ARE APPROVED BY THE CITY OF AUSTIN.
  8. THE DOCK MUST BE BUILT WITHIN THE LIMITS OF CONSTRUCTION AS SHOWN ON THE PLAN AND THAT NO ADDITIONAL OR TOWERING MUST BE CONSTRUCTED TO THE DOCK FROM THE DOWNSTREAM SIDE OF THIS PROJECT.
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  10. THE DOCK MUST BE BUILT WITHIN THE LIMITS OF CONSTRUCTION AS SHOWN ON THE PLAN AND THAT NO ADDITIONAL OR TOWERING MUST BE CONSTRUCTED TO THE DOCK FROM THE DOWNSTREAM SIDE OF THIS PROJECT.
  11. OFFSHORE LIGHTS MUST BE BUILT WITHIN THE LIMITS OF CONSTRUCTION AS SHOWN ON THE PLAN AND THAT NO ADDITIONAL OR TOWERING MUST BE CONSTRUCTED TO THE DOCK FROM THE DOWNSTREAM SIDE OF THIS PROJECT.
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ALPPERLE COMPANY  
Engineering, Planning & Development Services  
11000 N. Mopac Expressway, Suite 1000, Austin, Texas 78758  
Phone: 512.452.1234  
Fax: 512.452.1234  
www.alpperle.com

2009 Lake Shore Drive  
DOCK PLAN & ELEVATIONS

3



## **Heldenfels, Leane**

---

**From:** Johnston, Liz  
**Sent:** Tuesday, September 30, 2014 10:24 AM  
**To:** Heldenfels, Leane; Crosby, Cindy  
**Cc:** Johnson, Christopher [PDRD]; Simmons-Smith, Michael  
**Subject:** RE: 2009 Lakeshore Drive BOA case for 10/13, c15-2014-0127

Yes, there is a site plan under review at 2009 Lakeshore. There was an EV variance that the EV Board recommended for approval earlier this month and will be heard by ZAP next week.

Is the BoA request to exceed 20% of the shoreline? According to a discussion I had with Brent Lloyd, approval processes aren't grandfathered. So approvals that would have been granted by Planning Commission are now under BoA purview. Does that help?

Thanks,

### **Liz Johnston**

Environmental Review Specialist Senior  
Land Use Review  
City of Austin  
505 Barton Springs Road, 4th Floor  
512.974.1218



If you need assistance completing this application (general inquires only) please contact Susan Walker, 974-2202; 505 Barton Springs Road, 2<sup>nd</sup> Floor (One Texas Center).

CASE # C15-2014-0127  
ROW # 11207642  
Roll # 0119110506

CITY OF AUSTIN  
APPLICATION TO BOARD OF ADJUSTMENT  
GENERAL VARIANCE/PARKING VARIANCE

*See Revised*

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Lot(s) \_\_\_\_\_ Block \_\_\_\_\_ Outlot \_\_\_\_\_ Division \_\_\_\_\_

I/We Carolyn Aupperle on behalf of myself/ourselves as authorized agent for

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| Most lots today are required to have 100' of lake front.

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\_\_\_\_\_

\_\_\_\_\_

2. The granting of this variance will not result in the parking or loading of vehicles on public streets in such a manner as to interfere with the free flow of traffic of the streets because:

\_\_\_\_\_

\_\_\_\_\_

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\_\_\_\_\_

\_\_\_\_\_

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**APPLICANT CERTIFICATE** – I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Signed  Mail Address 10088 Circlevue  
Drive \_\_\_\_\_

City, State & Zip Austin, TX  
78733

Printed Carolyn Aupperle Phone 512-422-  
7838 Date August 28, 2014

January 7, 2013

City of Austin  
Planning and Development Review Department  
PO Box 1088  
Austin, TX 78716

To Whom It May Concern:

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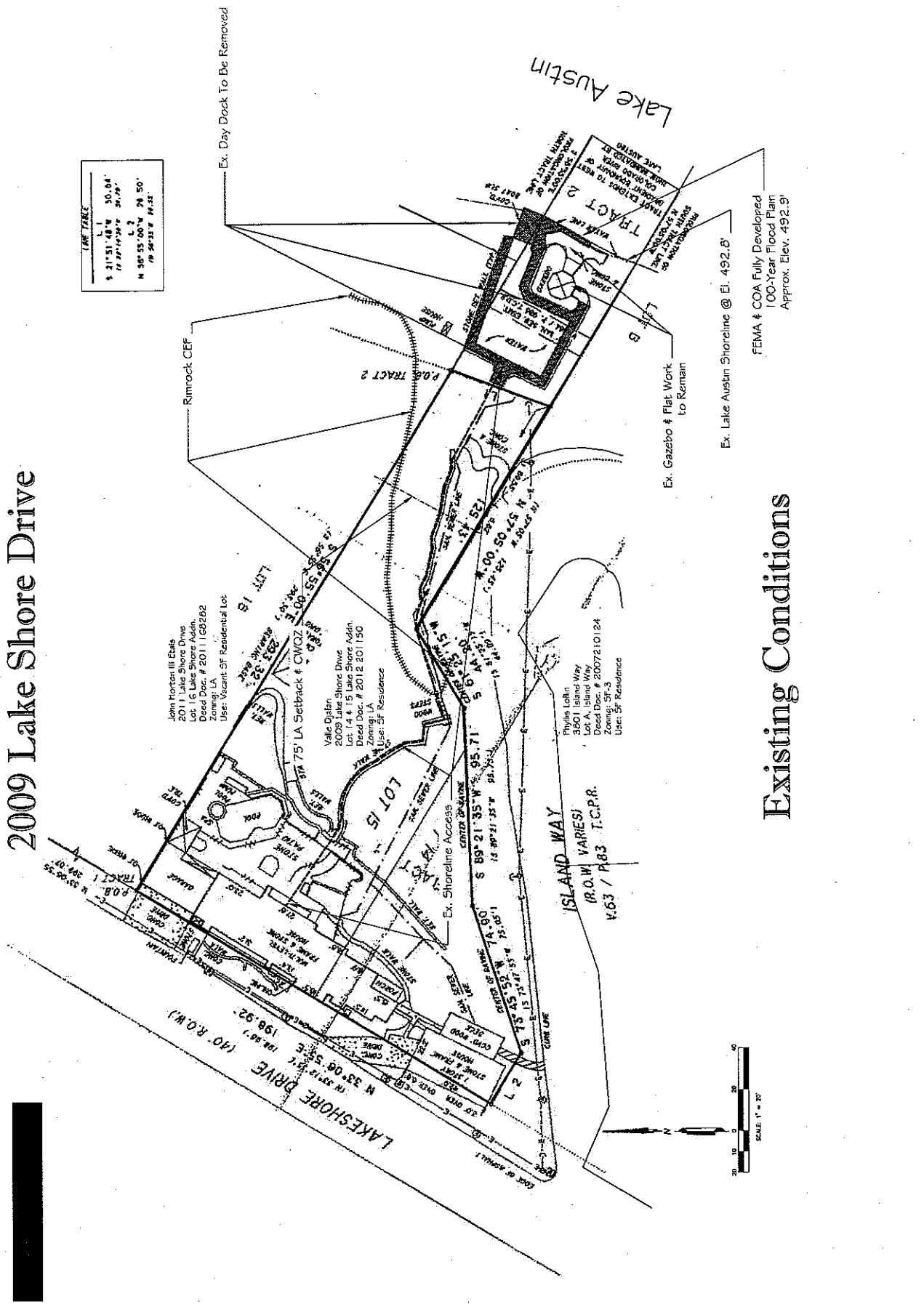
Valla Djafari  
2009 Lakeshore Drive  
Austin, TX 78746



# 2009 Lake Shore Drive



TAX TABLE	
L 1	5 21° 51' 48" W 30.04'
L 2	12 22° 14' 34" S 29.79'
L 3	12 22° 14' 34" S 29.79'
L 4	12 22° 14' 34" S 29.79'
L 5	12 22° 14' 34" S 29.79'
L 6	12 22° 14' 34" S 29.79'
L 7	12 22° 14' 34" S 29.79'
L 8	12 22° 14' 34" S 29.79'
L 9	12 22° 14' 34" S 29.79'
L 10	12 22° 14' 34" S 29.79'
L 11	12 22° 14' 34" S 29.79'
L 12	12 22° 14' 34" S 29.79'
L 13	12 22° 14' 34" S 29.79'
L 14	12 22° 14' 34" S 29.79'
L 15	12 22° 14' 34" S 29.79'
L 16	12 22° 14' 34" S 29.79'
L 17	12 22° 14' 34" S 29.79'
L 18	12 22° 14' 34" S 29.79'
L 19	12 22° 14' 34" S 29.79'
L 20	12 22° 14' 34" S 29.79'
L 21	12 22° 14' 34" S 29.79'
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L 23	12 22° 14' 34" S 29.79'
L 24	12 22° 14' 34" S 29.79'
L 25	12 22° 14' 34" S 29.79'
L 26	12 22° 14' 34" S 29.79'
L 27	12 22° 14' 34" S 29.79'
L 28	12 22° 14' 34" S 29.79'
L 29	12 22° 14' 34" S 29.79'
L 30	12 22° 14' 34" S 29.79'
L 31	12 22° 14' 34" S 29.79'
L 32	12 22° 14' 34" S 29.79'
L 33	12 22° 14' 34" S 29.79'
L 34	12 22° 14' 34" S 29.79'
L 35	12 22° 14' 34" S 29.79'
L 36	12 22° 14' 34" S 29.79'
L 37	12 22° 14' 34" S 29.79'
L 38	12 22° 14' 34" S 29.79'
L 39	12 22° 14' 34" S 29.79'
L 40	12 22° 14' 34" S 29.79'
L 41	12 22° 14' 34" S 29.79'
L 42	12 22° 14' 34" S 29.79'
L 43	12 22° 14' 34" S 29.79'
L 44	12 22° 14' 34" S 29.79'
L 45	12 22° 14' 34" S 29.79'
L 46	12 22° 14' 34" S 29.79'
L 47	12 22° 14' 34" S 29.79'
L 48	12 22° 14' 34" S 29.79'
L 49	12 22° 14' 34" S 29.79'
L 50	12 22° 14' 34" S 29.79'
L 51	12 22° 14' 34" S 29.79'
L 52	12 22° 14' 34" S 29.79'
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L 54	12 22° 14' 34" S 29.79'
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L 71	12 22° 14' 34" S 29.79'
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L 85	12 22° 14' 34" S 29.79'
L 86	12 22° 14' 34" S 29.79'
L 87	12 22° 14' 34" S 29.79'
L 88	12 22° 14' 34" S 29.79'
L 89	12 22° 14' 34" S 29.79'
L 90	12 22° 14' 34" S 29.79'
L 91	12 22° 14' 34" S 29.79'
L 92	12 22° 14' 34" S 29.79'
L 93	12 22° 14' 34" S 29.79'
L 94	12 22° 14' 34" S 29.79'
L 95	12 22° 14' 34" S 29.79'
L 96	12 22° 14' 34" S 29.79'
L 97	12 22° 14' 34" S 29.79'
L 98	12 22° 14' 34" S 29.79'
L 99	12 22° 14' 34" S 29.79'
L 100	12 22° 14' 34" S 29.79'



FEMA & COA Fully Developed  
100-Year Flood Plain  
Approx. Elev. 492.9'

## Existing Conditions



**AUPPERLE COMPANY**  
Engineering, Planning & Development Services  
10088 Chestnut Drive, Austin, Texas 78731 512.722.8241

2009 Lake Shore Drive  
EXISTING CONDITIONS &  
DEMOLITION PLAN

DATE: 10/20/14	SHEET: 2 OF 4
PROJECT: 2009 LAKE SHORE DR.	SCALE: AS SHOWN
DRAWN BY: J. HARRIS	CHECKED BY: J. HARRIS
APPROVED BY: J. HARRIS	DATE: 10/20/14

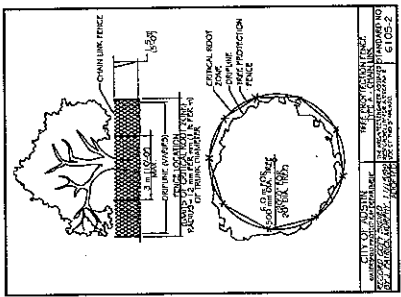
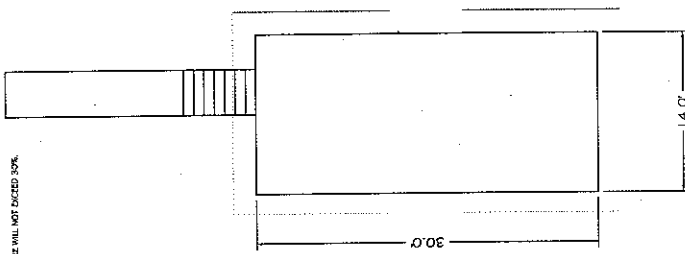
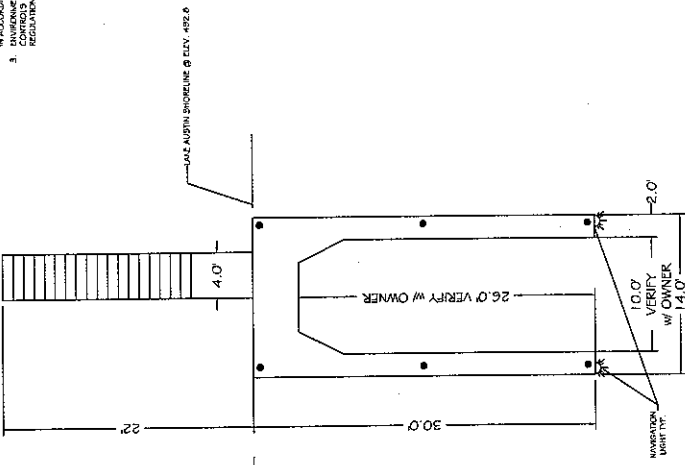
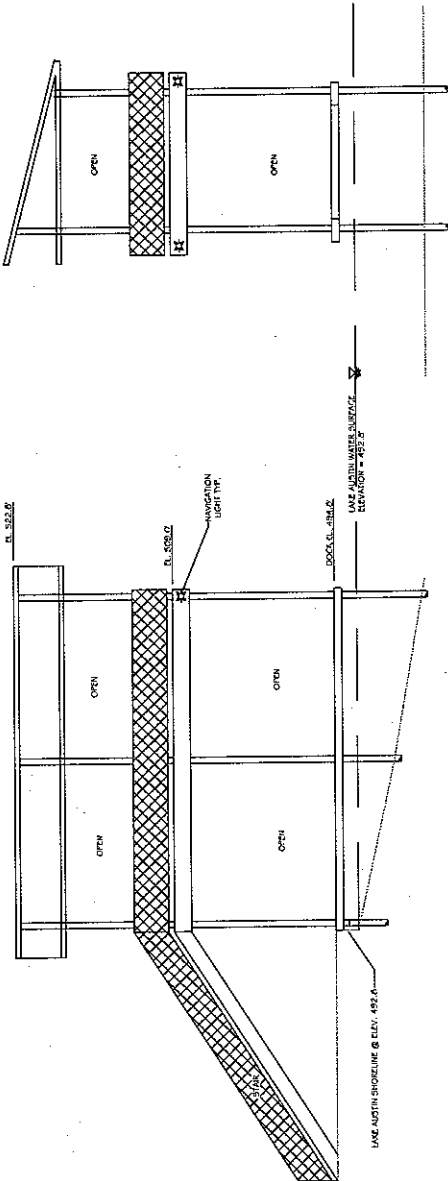
SP-2013-050405

# 2009 Lake Shore Drive

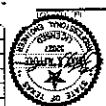
- NOTES:
- DOCKS MUST BE CONTINUOUSLY LIGHTED WITH AMBER (LIGHT) BEAMER LIGHTS AND REPLACE EACH DAY.
  - A DOCK MUST HAVE AT LEAST TWO LIGHT STATIONS. THE LIGHT STATIONS MUST BE LOCATED ON THE LIGHT MASTS BE VISIBLE TO A PROPERLY APPROACHING WATERWAY.
  - NAVIGATION LIGHTS MUST HAVE A TWO-BRAND PATTERN, WITH TWO WORKING LIGHT BEAMS PER LIGHT MAST. LIGHTS MUST BE MAINTAINED AT ALL TIMES. LIGHTS MUST BE RECHARGED AND BATTERIES MUST BE REPLACED AS NECESSARY. LIGHTS MUST BE MAINTAINED AT ALL TIMES. LIGHTS MUST BE RECHARGED AND BATTERIES MUST BE REPLACED AS NECESSARY. LIGHTS MUST BE MAINTAINED AT ALL TIMES. LIGHTS MUST BE RECHARGED AND BATTERIES MUST BE REPLACED AS NECESSARY.
  - THE DOCK IS REQUIRED TO BE LIGHTED.
  - NO TRAILERS OR VEHICLES ARE ALLOWED WITH THIS USE PLAN.
  - NO TREES GREATER THAN 6" IN DIAMETER WILL BE IMPACTED BY THE PROPOSED DOCK CONSTRUCTION.
  - CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM TO THE PROPOSED DOCK. CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM TO THE PROPOSED DOCK.
  - THE PROPOSED DOCK MUST COMPLY WITH ALL REQUIREMENTS OF LUT 28-2-1174 AND ALL APPLICABLE ORDINANCES AND REGULATIONS.
  - THE PROPOSED DOCK MUST BE CONSTRUCTED IN ACCORDANCE WITH THE PROPOSED DOCK PLAN AND ALL APPLICABLE ORDINANCES AND REGULATIONS.
  - FOR A ZONING PERMIT APPLICATION, THE PROPOSED DOCK MUST BE CONSTRUCTED IN ACCORDANCE WITH THE PROPOSED DOCK PLAN AND ALL APPLICABLE ORDINANCES AND REGULATIONS.
  - NO TRAILERS OR VEHICLES ARE ALLOWED WITH THIS USE PLAN.
  - NO TRAILERS OR VEHICLES ARE ALLOWED WITH THIS USE PLAN.
  - NO TRAILERS OR VEHICLES ARE ALLOWED WITH THIS USE PLAN.

ATTENTION INSPECTOR NOTES:

- COMPLIANCE WITH BUILDING CODE IS REQUIRED AND IS TO BE PROVIDED FOR COMPLIANCE DURING CONSTRUCTION.
- THE CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM TO THE PROPOSED DOCK.
- IN ACCORDANCE WITH LUT 28-2-1174, THE CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM TO THE PROPOSED DOCK.
- CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM TO THE PROPOSED DOCK.



DATE: 11/11/2011  
TIME: 11:00 AM  
PROJECT: 2009 LAKE SHORE DRIVE  
SHEET: 3 OF 4



**AUPPERLE COMPANY**  
Engineering, Planning & Development Services  
10088 Chestnut Drive, Austin, Texas 78753 512 329-4244

**2009 Lake Shore Drive**  
**DOCK PLAN & ELEVATIONS**

DESIGNED BY	APR/2011
SCALE: H.P.	AS SHOWN
DATE: 11/11/2011	11:00 AM
SHEET NO.	3 OF 4

2009 Lake Shore Drive - 11/11/2011 11:00 AM

# 2009 Lake Shore Drive

LAKE TABLE	
L 1	S 21°51'48" W 50.84'
L 2	E 87°16'24" W 26.79'
L 3	N 58°55'00" W 24.50'
L 4	W 24°11' W 47.51'

Existing Shoreline Length = 59.24'  
 Existing Dock Width = 19.24' @ 10.19'  
 Proposed Dock Depth = 30'

Source of Topography: City of Austin GIS

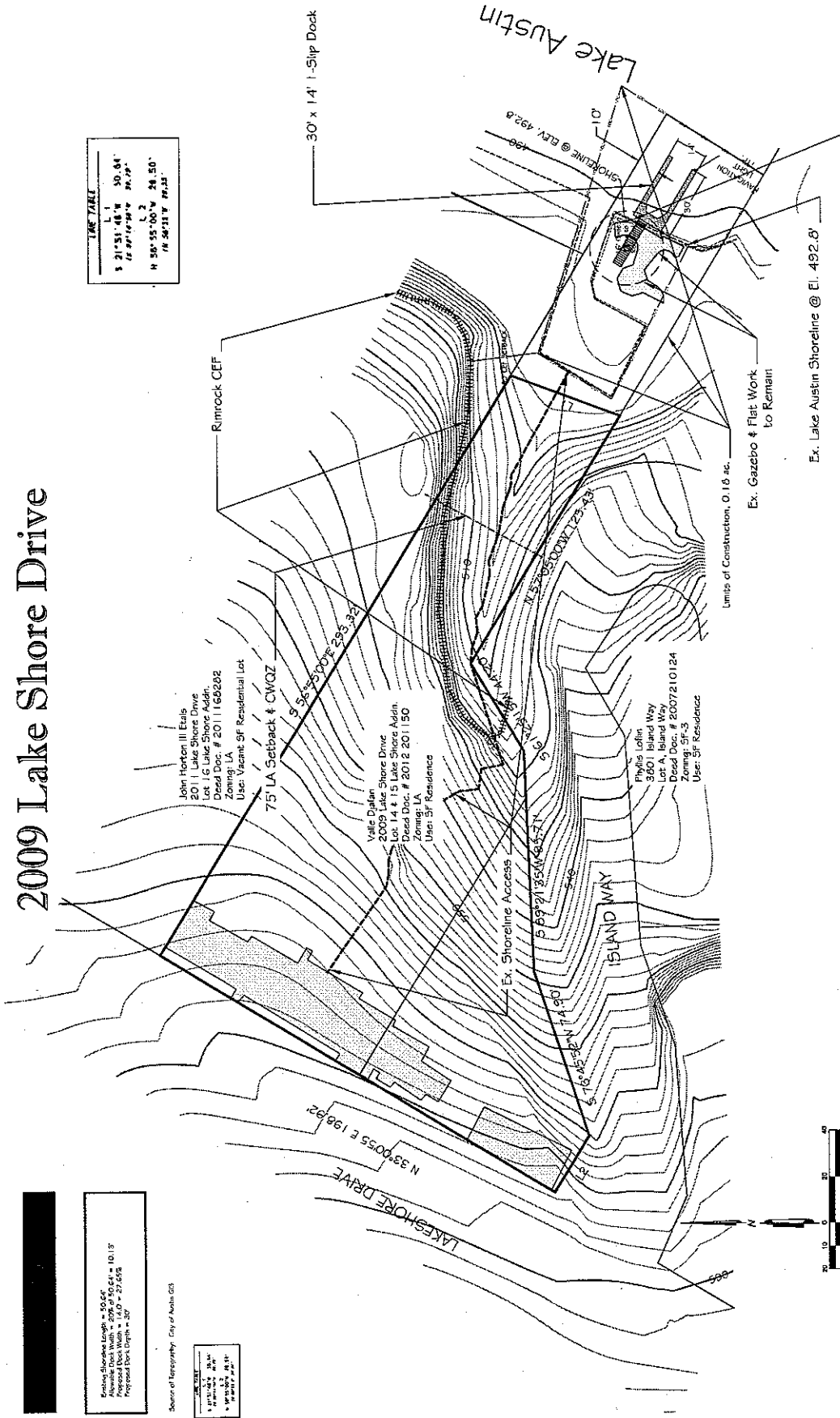
DATE	BY	REVISION



**AUPPERLE COMPANY**  
 Engineering, Planning & Development Services  
 10008 Chestnut Drive, Austin, Texas 78733 512 323-4341

2009 Lake Shore Drive  
 SITE PLAN

REVISION	DATE	BY	APP'D



FEMA # COA Fully Developed  
 100-Year Flood Plain  
 Approx. Elev. 492.9'

## Proposed Conditions

