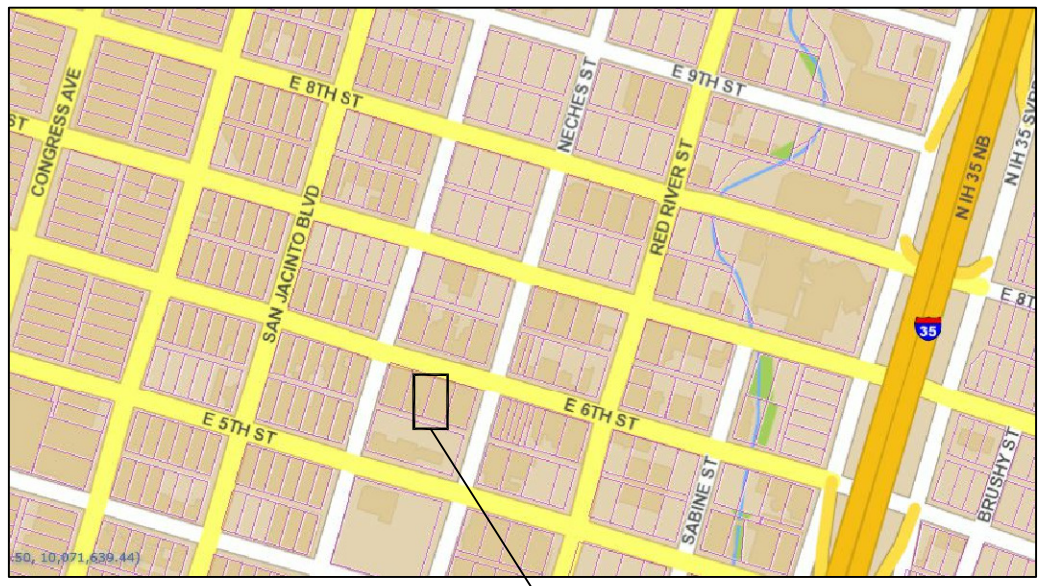
409 - 411- 413 4th Story and Rooftop Additions

409, 411, 413 E. 6th st.
Austin, TX. 78701



Location

Space Planning/Engineering -

Facilities Services of Austin
503 E. 6th. st., suite B
Austin, TX. 78701
512-481-0181
ss@facilityaustin.com
www.facilityaustin.com
Steve Simon, CFM

MEP -

Structural -

Lester Germanio
512-476-6077

Civil -

Scott Wuest
2007 So. 1st. ste. 103
Aust, TX 78704
512-394-1900

List of Drawings

Cover Sheet
A9.1 Isometric View - NE
A9.2 Site Line
A9.3 4th Story and Rooftop plan view
A9.4 4th Story
A9.5 Rooftop

Facilities Services of Austin

Facilities Services of Austin

503 E. 6th st., suite B
c/o PO Box 684671
Austin, TX. 78768
512-481-0181

The dimensions represented by this plan are based on information and/or architectural drawings submitted to Facilities Services of Austin by the client or his architect. FSA will not be responsible for the accuracy of the architectural drawing in the event that the submitted information and/or drawing do not conform with the actual field dimensions and/ or conditions.

This document, the ideas and designs incorporated herein are and shall remain the property of FSA. This document is not to be used in whole or in part, for other than the original intended use, nor is it to be assigned to any third party without written permission from FSA. Copyright FSA - 2004.

409 - 413 E. 6th

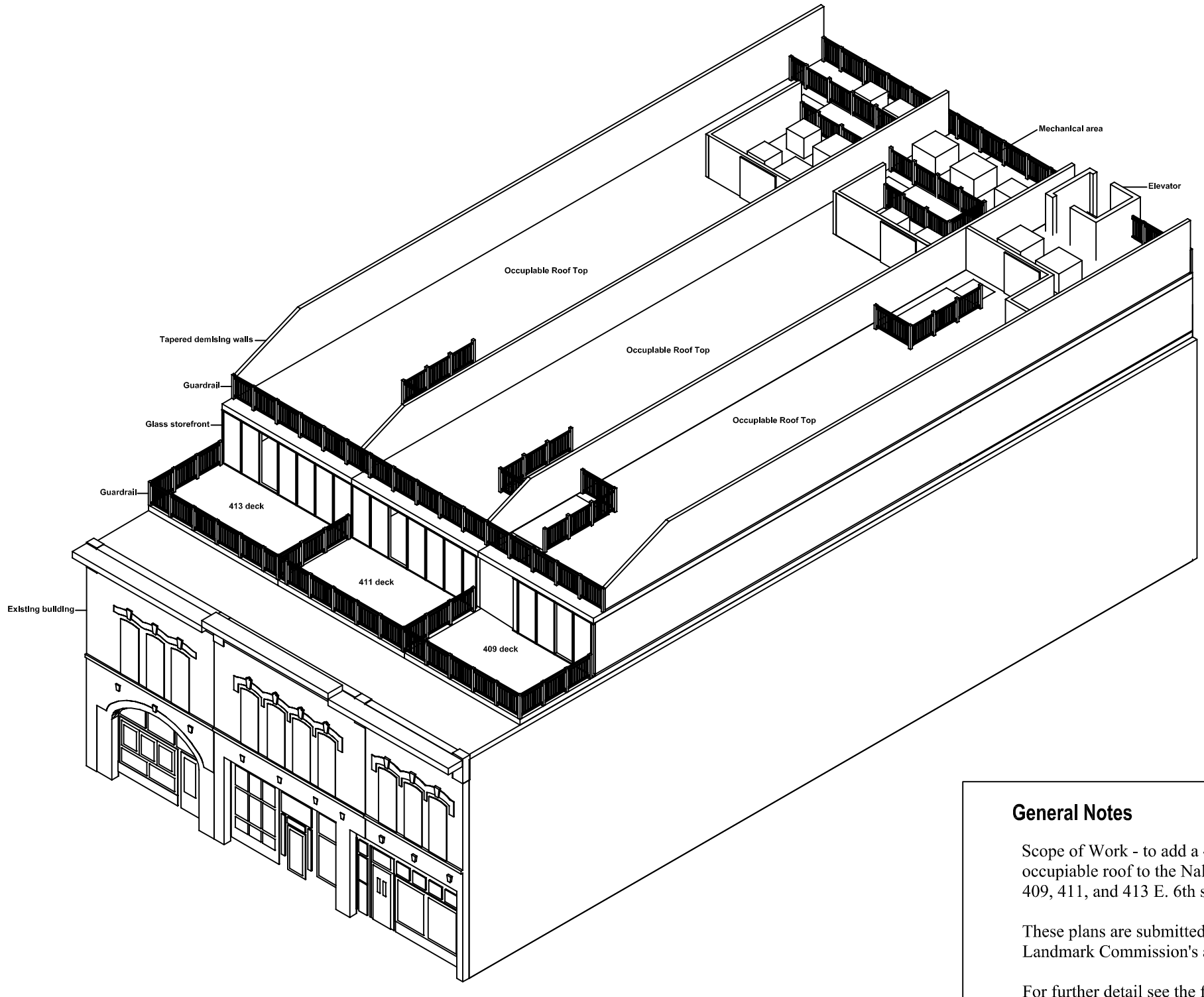
REVISION

DR.BY. – SMS

DATE – 5/6/15

SHEET –

Cover Sheet



Iso View - NE
3/32" = 1'

General Notes

Scope of Work - to add a 4th story and an occupiable roof to the Nalle building located at 409, 411, and 413 E. 6th st.

These plans are submitted for the Historic Landmark Commission's approval.

For further detail see the following sheets: A9.2, A9.3, A9.4, and A9.5

Facilities Services of Austin

503 E. 6th st., suite B
c/o PO Box 684671
Austin, TX. 78768
512-481-0181

The dimensions represented by this plan are based on information and/or architectural drawings submitted to Facilities Services of Austin by the client or his architect. FSA will not be responsible for the accuracy of the architectural drawing in the event that the submitted information and/or drawing do not conform with the actual field dimensions and/ or conditions.

This document, the ideas and designs incorporated herein are and shall remain the property of FSA. This document is not to be used in whole or in part, for other than the original intended use, nor is it to be assigned to any third party without written permission from FSA. Copyright FSA - 2004.

409 - 413 E. 6th

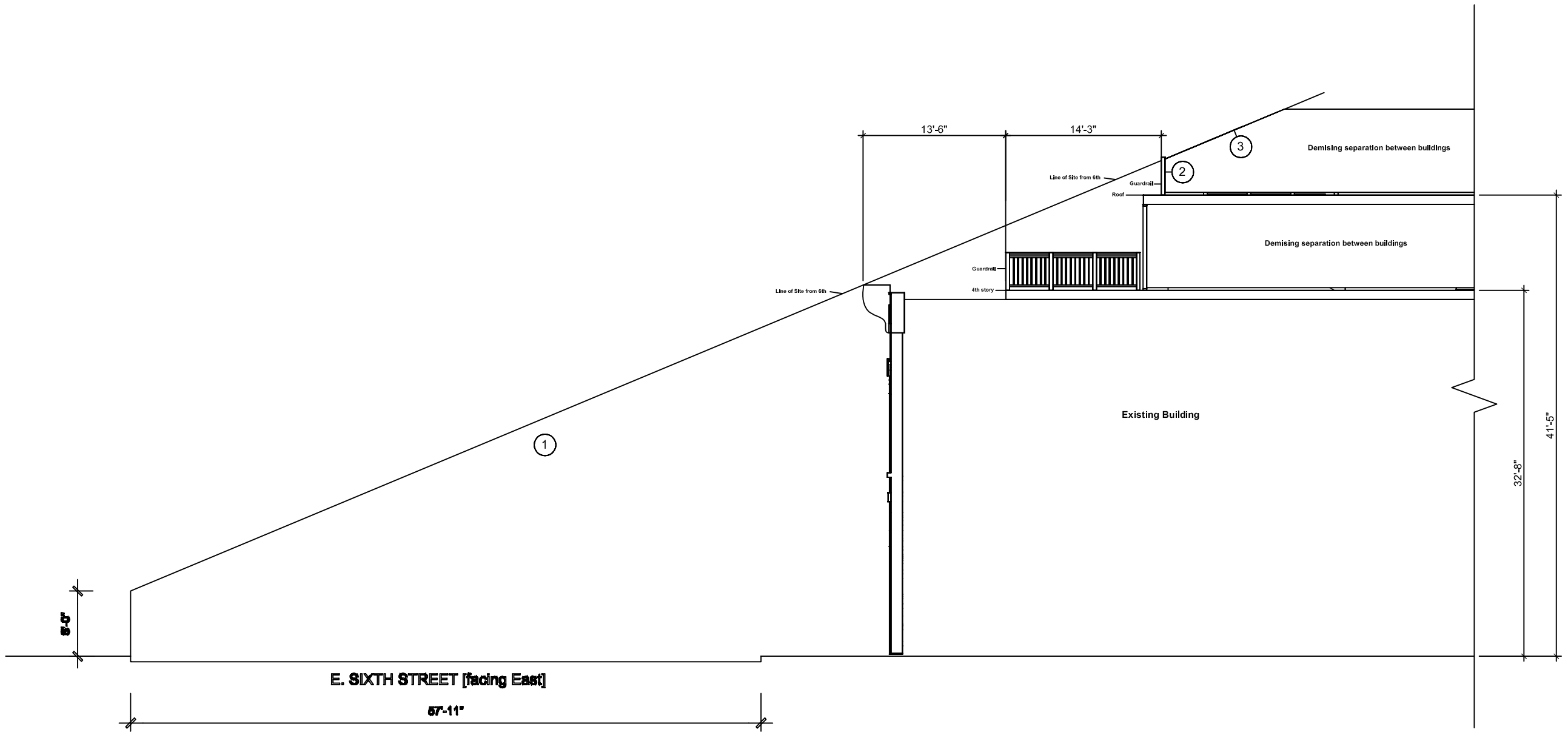
REVISION

DR.BY. – SMS

DATE – 5/6/15

SHEET –

A9.1
View - NE



Site Line
3/32" = 1'

General Notes

1. Line of Site view of buildings. For further details see sheets A9.4 and A9.5
2. Roof guardrail set back.
3. Upper demising walls tapered back for site line.

NOTE: Stories inside building at average of 13' between floors. Guardrail setback 13'-6" per Historic requirements.

Facilities Services of Austin

503 E. 6th st., suite B
c/o PO Box 684671
Austin, TX. 78768
512-481-0181

The dimensions represented by this plan are based on information and/or architectural drawings submitted to Facilities Services of Austin by the client or his architect. FSA will not be responsible for the accuracy of the architectural drawing in the event that the submitted information and/or drawing do not conform with the actual field dimensions and/ or conditions.

This document, the ideas and designs incorporated herein are and shall remain the property of FSA. This document is not to be used in whole or in part, for other than the original intended use, nor is it to be assigned to any third party without written permission from FSA. Copyright FSA - 2004.

409 - 413 E. 6th

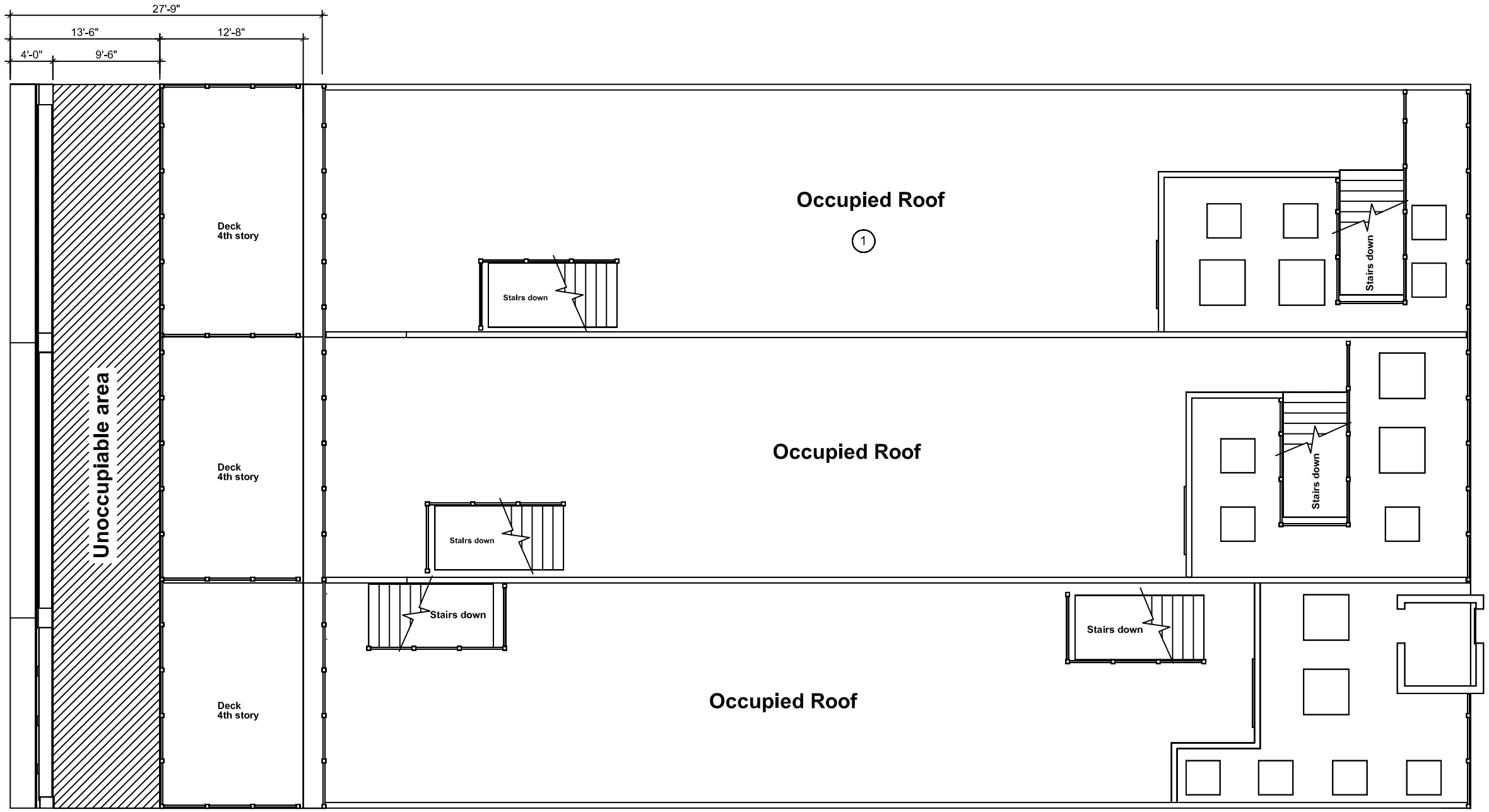
REVISION

DR.BY. – SMS

DATE – 5/6/15

SHEET –

A9.2
Site Line



4th Story - Roof - Plan View
3/32" = 1'

General Notes

1. Composite plan view of roof top and 4th story. For further details see sheets A9.4 and A9.5

Facilities Services of Austin

503 E. 6th st., suite B
c/o PO Box 684671
Austin, TX. 78768
512-481-0181

The dimensions represented by this plan are based on information and/or architectural drawings submitted to Facilities Services of Austin by the client or his architect. FSA will not be responsible for the accuracy of the architectural drawing in the event that the submitted information and/or drawing do not conform with the actual field dimensions and/ or conditions.

This document, the ideas and designs incorporated herein are and shall remain the property of FSA. This document is not to be used in whole or in part, for other than the original intended use, nor is it to be assigned to any third party without written permission from FSA. Copyright FSA - 2004.

409 - 413 E. 6th

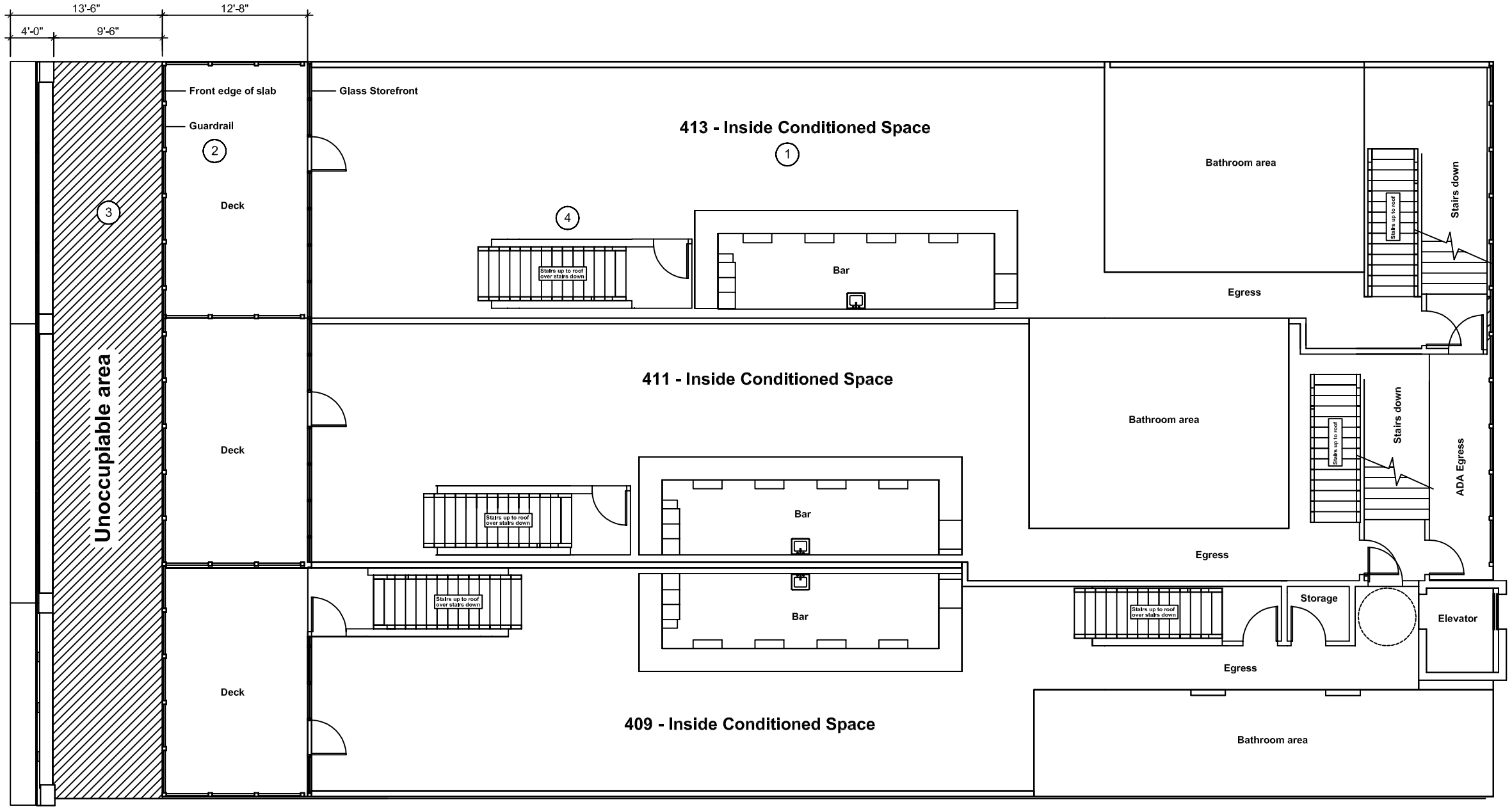
REVISION

DR.BY. – SMS

DATE – 5/6/15

SHEET –

A9.3
4th Story
and Roof



4th Story
3/32" = 1'

General Notes

1. The 4th story shows a division into 3 spaces (modules) that match the facade and the original building's demising (due to construction issues the exact division is not equal). The spaces are 409B, 411B, and 413B.

   The deck is to be constructed out of poured concrete with steel framing.

2. All guardrails around the perimeter, around the mechanical equipment, and around open stairwells to be simple wrought iron pickets as seen on similar buildings in the area as approved by the Building Official and Owner.

3. This area setback 13'-6" from the front of the parapet per Historic Guidelines.

4. Stairs are required for egress down to the ground level for exiting discharge to the front and rear of the building.

   Some stairs up to the occupied deck "piggy-back" the egress stairway structure.

Facilities Services of Austin

503 E. 6th st., suite B
c/o PO Box 684671
Austin, TX. 78768
512-481-0181

The dimensions represented by this plan are based on information and/or architectural drawings submitted to Facilities Services of Austin by the client or his architect. FSA will not be responsible for the accuracy of the architectural drawing in the event that the submitted information and/or drawing do not conform with the actual field dimensions and/ or conditions.

This document, the ideas and designs incorporated herein are and shall remain the property of FSA. This document is not to be used in whole or in part, for other than the original intended use, nor is it to be assigned to any third party without written permission from FSA. Copyright FSA - 2004.

409 - 413 E. 6th

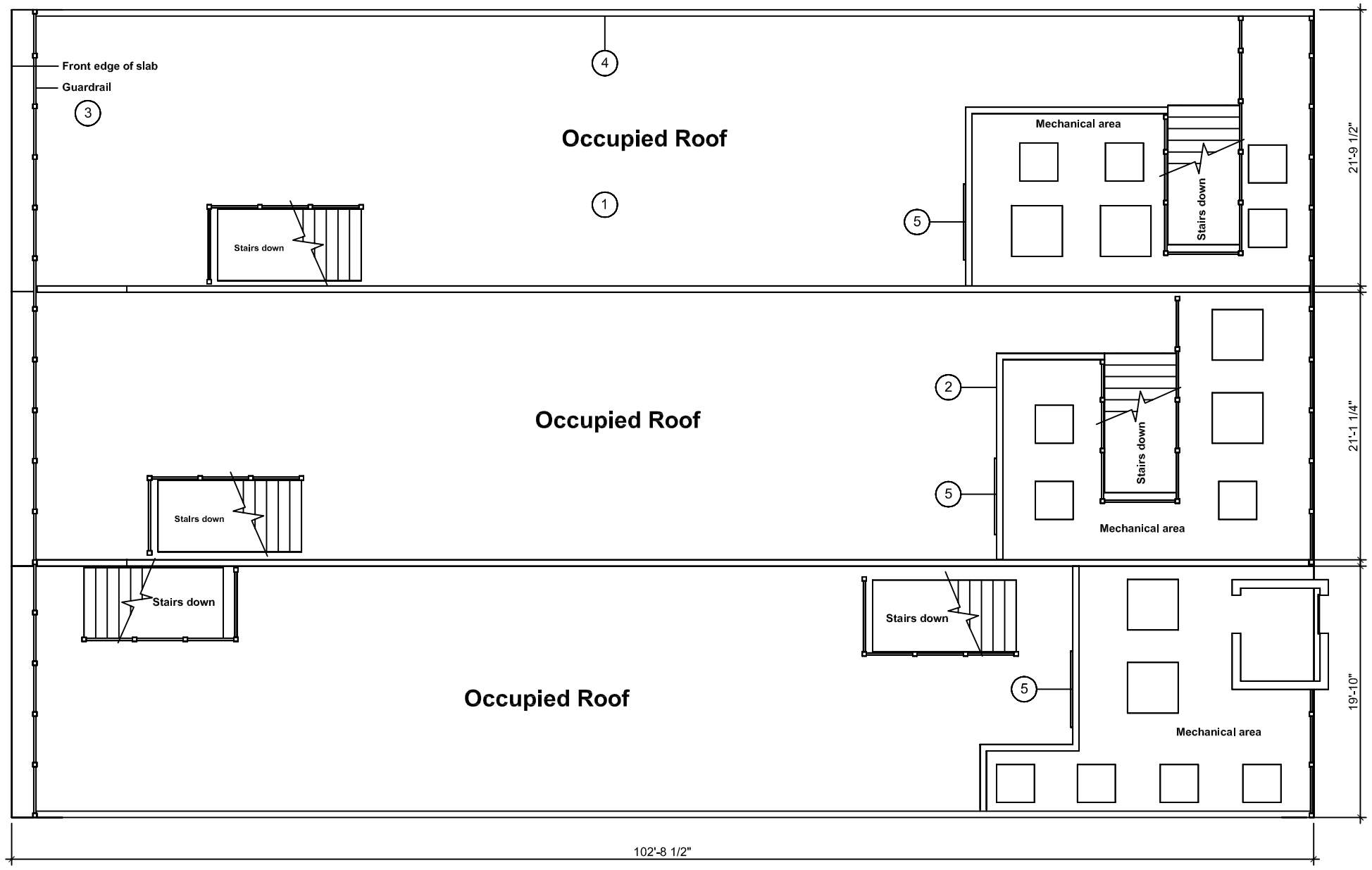
REVISION

DR.BY. – SMS

DATE – 5/6/15

SHEET –

A9.4
4th Story



Occupied Roof
3/32" = 1'

General Notes

1. The "occupied roof" area shows a division into 3 spaces (modules) that match the facade and the original building's demising (due to construction issues the exact division is not equal). The spaces are 409B, 411B, and 413B.

   The Roof is to be constructed out of poured concrete with steel framing.

2. Walls surrounding the mechanical areas cannot be seen from street level. They will be simple wood framing with 6' Overhead doors allowing mechanical access. All units to be specified as "low profile" per Historic Guidelines.

3. All guardrails around the perimeter, around the mechanical equipment, and around open stairwells to be simple wrought iron pickets as seen on similar buildings in the area as approved by the Building Official and the Owner.

4. Demising walls per code.

5. OH Doors.

Facilities Services of Austin

Facilities Services of Austin

503 E. 6th st., suite B
c/o PO Box 684671
Austin, TX. 78768
512-481-0181

The dimensions represented by this plan are based on information and/or architectural drawings submitted to Facilities Services of Austin by the client or his architect. FSA will not be responsible for the accuracy of the architectural drawing in the event that the submitted information and/or drawing do not conform with the actual field dimensions and/ or conditions.

This document, the ideas and designs incorporated herein are and shall remain the property of FSA. This document is not to be used in whole or in part, for other than the original intended use, nor is it to be assigned to any third party without written permission from FSA. Copyright FSA - 2004.

409 - 413 E. 6th

REVISION

DR.BY. – SMS

DATE – 5/6/15

SHEET –

A9.5
Occupied Roof