



# City of Austin

## Residential New Construction and Addition

### Permit Application

Residential Review, 2nd floor, One Texas Center  
505 Barton Springs, Austin, TX 78704 (512) 978-4000

#### Property Information

Project Address: 3002 Glenview Ave	Tax Parcel ID: 0118010502
Legal Description: LOT 2 BLK 7 BRYKERWOODS B	
Zoning District: SF-3-NP	Lot Area (sq ft): 6,478.00
Neighborhood Plan Area (if applicable): BRYKER WOODS NP	Historic District (if applicable): N/A

#### Required Reviews

Is project participating in S.M.A.R.T. Housing? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, attach signed certification letter from NHCD, and signed conditional approval letter from Austin Energy Green Building)	Does project have a Green Building requirement? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, attach signed conditional approval letter from Austin Energy Green Building)
Is this site within an Airport Overlay Zone? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, approval through Aviation is required)	Does this site have a septic system? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, submit a copy of approved septic permit)
Does the structure exceed 3,600 square feet total under roof? Y <input type="checkbox"/> N <input type="checkbox"/> Is this property within 200 feet of a hazardous pipeline? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, Fire review is required)	(If yes, Fire review is required)
Is this site located within an Erosion Hazard Zone? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, EHZ review is required)	Is this property within 150 feet of the 100 year floodplain? Y <input type="checkbox"/> N <input type="checkbox"/> (Proximity to floodplain may require additional review time.)
Is there a protected sized tree on this lot or adjacent lot(s)? <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Note: Include tree location(s) on plot plan.	(If yes, application for a tree permit with the <u>City Arborist</u> is required)
Is this site within the Residential Design and Compatibility Standards Ordinance Boundary Area? (LDC 25-2 Subchapter F) <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/>	
Does this site currently have: water availability? <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> wastewater availability? <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/>	(If no, contact Austin Water Utility to apply for water/wastewater taps and/or service extension request.)
Are there existing water/wastewater infrastructure, appurtenances or existing water/wastewater easements located on site? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, contact Austin Water Utility Pipeline Engineering for review and approval)	
Does this site have or will it have an auxiliary water source? Y <input type="checkbox"/> N <input type="checkbox"/> (Auxiliary water supplies are wells, rainwater harvesting, river water, lake water, reclaimed water, etc.)	
Does this site require a cut or fill in excess of four (4) feet? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, contact the Development Assistance Center for a Site Plan Exemption)	
Is this site within the Waterfront Overlay? Y <input type="checkbox"/> N <input type="checkbox"/> (LDC 25-2 Subchapter C Article 3)	Is this site within the Lake Austin Overlay? Y <input type="checkbox"/> N <input type="checkbox"/> (LDC 25-2-180, 25-2-647)
Does this site front a paved street? <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> (If no, contact Development Assistance Center for Site Plan requirements.)	Is this site adjacent to a paved alley? Y <input type="checkbox"/> N <input type="checkbox"/> (Public Works approval required to take access from a public alley.)
Does this site have a Board of Adjustment (BOA) variance? Y <input type="checkbox"/> N <input type="checkbox"/> Case # _____ (if applicable)	
Does this site have a Residential Design and Compatibility Commission (RDCC) waiver? Y <input type="checkbox"/> N <input type="checkbox"/> (If yes, provide a copy of decision sheet. Note: A permit cannot be approved within 10 days of approval of a variance from BOA.)	

#### Description of Work

Existing Use:	vacant	● single-family residential	duplex residential	two-family residential	other: _____
Proposed Use:	vacant	● single-family residential	duplex residential	two-family residential	other: _____
Project Type:	new construction	addition	● addition/remodel	other: _____	
Will all or part of an existing exterior wall, structure, or roof be removed as part of the project? <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> (Note: Removal of all or part of a structure requires a demolition permit application.)					
# of existing bedrooms: 2	# of bedrooms upon completion: 2	# of baths existing: 1.5	# of baths upon completion: 2.0		

Project Description: (Note: Please provide thorough description of project. Attach additional pages as necessary.)

See attached "Project Description and Scope of Work"

Trades Permits Required (Circle as applicable): ☐ electric ☐ plumbing ☐ mechanical (HVAC) ☐ concrete (R.O.W.)

Job Valuation						
<b>Total Job Valuation:</b> \$ <u>308,000</u>  <small>Note: The total job valuation should be the sum total of all valuations noted to the right. Labor and materials only, rounded to nearest dollar. Permit fees are based on adopted fee schedule.</small>	<b>Amount of Total Job Valuation dedicated to all Addition and/or New Construction:</b> \$ <u>145,900</u>  <b>Amount for Primary Structure:</b> \$ <u>145,900</u> Elec: <input checked="" type="checkbox"/> Y <input type="checkbox"/> N   Plmbg: <input checked="" type="checkbox"/> Y <input type="checkbox"/> N   Mech: <input checked="" type="checkbox"/> Y <input type="checkbox"/> N  <b>Amount for Accessory Structure:</b> \$ _____ Elec: <input type="checkbox"/> Y <input type="checkbox"/> N   Plmbg: <input type="checkbox"/> Y <input type="checkbox"/> N   Mech: <input type="checkbox"/> Y <input type="checkbox"/> N			<b>Amount of Total Job Valuation dedicated to all Remodel/Repair:</b> Bldg: \$ <u>119,350</u> Elec: \$ <u>18,500</u> Plmbg: \$ <u>17,500</u> Mech: \$ <u>6,750</u> <b>TOTAL:</b> \$ <u>162,100</u>		
<b>Please utilize the Calculation Aid on the last page of the Additional Information, page 7, as a guide to complete the following calculations and to provide supplemental information for thorough review.</b>						
Site Development Information						
<b>Area Description</b> <small>Note: Provide a separate calculation for each distinct area. Attach additional sheets as necessary. Measurements are to the outside surface of the exterior wall.</small>	<b>Existing Sq Ft</b>		<b>New/Added Sq Ft</b>		<b>Total Sq Ft</b>	
	<b>Bldg 1</b>	<b>Bldg 2</b>	<b>Bldg 1</b>	<b>Bldg 2</b>	<b>Bldg 1</b>	<b>Bldg 2</b>
a) 1 <sup>st</sup> Floor conditioned area	1,179.00		618.00		1,797.00	0.00
b) 2 <sup>nd</sup> Floor conditioned area					0.00	0.00
c) 3 <sup>rd</sup> Floor conditioned area					0.00	0.00
d) Basement					0.00	0.00
e) Covered parking (garage or carport)	187.00				187.00	0.00
f) Covered patio, deck, porch, and/or balcony area(s)			169.00		169.00	0.00
g) Other covered or roofed area					0.00	0.00
h) Uncovered wood decks					0.00	0.00
<b>Total Building Area (total a through h)</b>	<b>1,366.00</b>	<b>0.00</b>	<b>787.00</b>	<b>0.00</b>	<b>2,153.00</b>	<b>0.00</b>
i) Pool					0.00	0.00
j) Spa					0.00	0.00
<b>Building Coverage Information</b> <small>Note: Building Coverage means the area of a lot covered by buildings or roofed areas, but excludes ground-level paving, landscaping, open recreational facilities, incidental projecting eaves, balconies, and similar features. Pools, ponds, and fountains are not included in this measurement. (LDC 25-1-21)</small>  Total Building Coverage (sq ft): <u>2,153.00</u> % of lot size: <u>33</u>						
<b>Impervious Cover Information</b> <small>Note: Impervious cover is the total horizontal area of covered spaces, paved areas, walkways, and driveways. The term excludes pools, ponds, fountains, and areas with gravel placed over pervious surfaces that are used only for landscaping or by pedestrians. For an uncovered wood deck that has drainage spaces between the deck boards and that is located over a pervious surface, 50 percent of the horizontal area of the deck is included in the measurement of impervious cover. (LDC 25-1-23)</small>  Total Impervious Cover (sq ft): <u>2,856.00</u> % of lot size: <u>44</u>						
<b>Setbacks</b> Are any existing structures on this site a non-compliant structure based on a yard setback requirement? (LDC 25-2-492) <input checked="" type="checkbox"/> Y <input type="checkbox"/> N  Does any structure (or an element of a structure) extend over or beyond a required yard? (LDC 25-2-513) <input checked="" type="checkbox"/> Y <input type="checkbox"/> N Is front yard setback averaging being utilized on this property? (LDC 25-2, Subchapter F, Sec. 2.3 or 25-2-778)      Y <input checked="" type="checkbox"/> N						
<b>Height Information</b> (LDC 25-1-21 or 25-2 Subchapter F, Section 3.4) Building Height: <u>14</u> ft <u>6</u> in      Number of Floors: <u>1</u>			<b>Parking</b> (LDC 25-6 Appendix A & 25-6-478) # of spaces required: <u>2</u> # of spaces provided: <u>2</u>			
<b>Right-of-Way Information</b> Is a sidewalk required for the proposed construction? (LDC 25-6-353) <input checked="" type="checkbox"/> Y <input type="checkbox"/> N <small>*Sidewalks are to be installed on any new construction of a single family, two-family or duplex residential structure and any addition to an existing building that increases the building's gross floor area by 50 % or more.</small>  Will a Type I driveway approach be installed, relocated, removed or repaired as part of this project? <input checked="" type="checkbox"/> Y <input type="checkbox"/> N Width of approach (measured at property line): <u>20.0</u> ft      Distance from intersection (for corner lots only): _____ ft  Are storm sewer inlets located along the property or within ten (10) feet of the boundaries of the property?      Y <input checked="" type="checkbox"/> N <small>(If yes, drainage review is required)</small>						

### **3002 Glenview Project Description and Scope of Work**

#### **EXTERIOR:**

- 1) Partial demo @ House (248sf)
- 2) Addition (618 sf)
- 3) New roof per engr's specs
- 4) Select new floor per engr's specs
- 5) Additional concrete piers at existing structure per engr's specs
- 6) Replace front porch
- 7) Convert carport to garage; new roof
- 8) Total demo of Shed
- 9) Demo concrete patio
- 10) Remove concrete sidewalk to street
- 11) New concrete driveway and apron
- 12) New covered porch
- 13) New brick planters

#### **INTERIOR:**

- 1) Interior remodel (1179 sf)
- 2) New and replacement windows and doors
- 3) New and replacement flooring
- 4) New electrical fixtures and appurtenances
- 5) New mechanical equipment
- 6) New plumbing fixtures
- 7) New appliances
- 8) New fireplace

**OWNER:**  
Steve and Patti Kubala  
stevekubala@sbcglobal.net

Steve and Patil Kubala  
stevekubala@sbcglobal.net

Chint Garwood | Garwood Architecture, PLLC  
512.730.3747 | [info@garwoodarchitecture.com](mailto:info@garwoodarchitecture.com)

TBD

## SITE INFORMATION (UPDATED 06.03.2016)

**LEGAL DESCRIPTION:**  
 Lot 2, Block 7, Bayken-Woods Addition "B", a Subdivision Travis County, Texas, according to the map or plat therefor recorded in Volume 4, Page 12, Plat records, in Travis County, Texas

PHYSICAL ADDRESS:

**Existing Lot Area (sq ft)**

Allowable Bldg Coverage @ 40% (sq ft)  
Allowable Impervious Coverage @ 45% (sq ft)

2591  
2915

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- A0.3 EXISTING ELEVATIONS
- A0.4 DEMOLITION PLAN
- A1.1 FLOOR PLAN
- A1.2 ROOF PLAN
- A2.1 ELEVATIONS
- A2.2 ELEVATIONS
- A2.3 ELEVATIONS
- A2.4 BUILDING SECTIONS

ELECTRICAL

## E1.1 ELECTRICAL PLAN

## STRUCTURAL

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- S-2 ROOF FRAMING PLAN
- S-3 WALL BRACING PLAN
- S-4 FOUNDATION DETAILS
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BUILDING AND SITE AREA (UPDATED 06.03.2016)  
Area Description

	a.	b.	c.	d.	e.	f.	g.	h.	i.	j.	k.	l.	m.	n.	o.	p.	q.	r.	s.	t.	u.	v.	w.	x.	y.	z.	aa.	ab.	ac.	ad.	ae.	af.	ag.	ah.	ai.	aj.	ak.	al.	am.	an.	ao.	ap.	aq.	ar.	as.	at.	au.	av.	aw.	ax.	ay.	az.	ba.	bb.	bc.	bd.	be.	bf.	bg.	bh.	bi.	bj.	bk.	bl.	bm.	bn.	bo.	bp.	bq.	br.	bs.	bt.	bu.	bv.	bw.	bx.	by.	bz.	ca.	cb.	cc.	cd.	ce.	cf.	cg.	ch.	ci.	cj.	ck.	cl.	cm.	cn.	co.	cp.	cq.	cr.	cs.	ct.	cu.	cv.	cw.	cx.	cy.	cz.	da.	db.	dc.	dd.	de.	df.	dg.	dh.	di.	dj.	dk.	dl.	dm.	dn.	do.	dp.	dq.	dr.	ds.	dt.	du.	dv.	dw.	dx.	dy.	dz.	ea.	eb.	ec.	ed.	ee.	ef.	eg.	eh.	ei.	ej.	ek.	el.	em.	en.	eo.	ep.	eq.	er.	es.	et.	eu.	ev.	ew.	ex.	ey.	ez.	fa.	fb.	fc.	fd.	fe.	ff.	fg.	fh.	fi.	fj.	fk.	fl.	fm.	fn.	fo.	fp.	fq.	fr.	fs.	ft.	fu.	fv.	fw.	fx.	fy.	fz.	ga.	gb.	gc.	gd.	ge.	gf.	gg.	gh.	gi.	gj.	gk.	gl.	gm.	gn.	go.	gp.	gq.	gr.	gs.	gt.	gu.	gv.	gw.	gx.	gy.	gz.	ha.	hb.	hc.	hd.	he.	hf.	hg.	hh.	hi.	hj.	hk.	hl.	hm.	hn.	ho.	hp.	hq.	hr.	hs.	ht.	hu.	hv.	hw.	hx.	hy.	hz.	ia.	ib.	ic.	id.	ie.	if.	ig.	ih.	ii.	ij.	ik.	il.	im.	in.	io.	ip.	iq.	ir.	is.	it.	iu.	iv.	iw.	ix.	iy.	iz.	ja.	jb.	jc.	jd.	je.	jf.	jj.	jk.	jl.	jm.	jn.	jo.	jp.	jq.	jr.	js.	jt.	ju.	kv.	kw.	kx.	ky.	kz.	la.	lb.	lc.	ld.	le.	lf.	lg.	lh.	li.	lj.	lk.	ll.	lm.	ln.	lo.	lp.	lq.	lr.	ls.	lt.	lu.	lv.	lw.	lx.	ly.	lz.	ma.	mb.	mc.	md.	me.	mf.	mg.	mh.	mi.	mj.	mk.	ml.	mm.	mn.	mo.	mp.	mq.	mr.	ms.	mt.	mu.	mv.	mw.	mx.	my.	mz.	na.	nb.	nc.	nd.	ne.	nf.	ng.	nh.	ni.	nj.	nk.	nl.	nm.	nn.	no.	np.	nq.	nr.	ns.	nt.	nu.	nv.	nw.	nx.	ny.	nz.	oa.	ob.	oc.	od.	oe.	of.	og.	oh.	oi.	oj.	ok.	ol.	om.	on.	oo.	op.	oq.	or.	os.	ot.	ou.	ov.	ow.	ox.	oy.	oz.	pa.	pb.	pc.	pd.	pe.	pf.	pg.	ph.	pi.	pj.	pk.	pl.	pm.	pn.	po.	pp.	pq.	pr.	ps.	pt.	pu.	pv.	pw.	px.	py.	pz.	qa.	qb.	qc.	qd.	qe.	qf.	qg.	qh.	qi.	qj.	qk.	ql.	qm.	qn.	qo.	qp.	qq.	qr.	qs.	qt.	qu.	qv.	qw.	qx.	qy.	qz.	ra.	rb.	rc.	rd.	re.	rf.	rg.	rh.	ri.	rj.	rk.	rl.	rm.	rn.	ro.	rp.	rq.	rr.	rs.	rt.	ru.	rv.	rw.	rx.	ry.	rz.	sa.	sb.	sc.	sd.	se.	sf.	sg.	sh.	si.	sj.	sk.	sl.	sm.	sn.	so.	sp.	sq.	sr.	ss.	st.	su.	sv.	sw.	sx.	sy.	sz.	ta.	tb.	tc.	td.	te.	tf.	tg.	th.	ti.	tj.	tk.	tl.	tm.	tn.	to.	tp.	tq.	tr.	ts.	tt.	tu.	tv.	tw.	tx.	ty.	tz.	ua.	ub.	uc.	ud.	ue.	uf.	ug.	uh.	ui.	uj.	uk.	ul.	um.	un.	uo.	up.	uq.	ur.	us.	ut.	uu.	uv.	uw.	ux.	uy.	uz.	va.	vb.	vc.	vd.	ve.	vf.	vg.	vh.	vi.	vj.	vk.	vl.	vm.	vn.	vo.	vp.	vq.	vr.	vs.	vt.	vu.	vv.	vw.	wx.	wy.	wz.	xa.	xb.	xc.	xd.	xe.	xf.	xg.	xh.	xi.	xj.	xk.	xl.	xm.	xn.	xo.	xp.	xq.	xr.	xs.	xt.	xu.	xv.	xw.	xx.	xy.	xz.	ya.	yb.	yc.	yd.	ye.	yf.	yg.	yh.	yi.	yj.	yk.	yl.	ym.	yn.	yo.	yp.	yq.	yr.	ys.	yt.	yu.	yv.	yw.	yx.	yy.	yz.	za.	zb.	zc.	zd.	ze.	zf.	zg.	zh.	zi.	zj.	zk.	zl.	zm.	zn.	zo.	zp.	zq.	zr.	zs.	zt.	zu.	zv.	zw.	zx.	zy.	zz.
Total Building Coverage (exclusive b.c & d from total)	1365	787	2153																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																				

**BUILDING COVERAGE INFORMATION (Total lot size: 6478 sf)**

IMPERVIOUS COVER INFORMATION		
Existing Building Coverage	(sq ft): 1366	% of lot size: 21.1%
Proposed Building Coverage	(sq ft): 2153	% of lot size: 33.2.x%
IMPERVIOUS COVER INFORMATION		
Existing Impervious Coverage	(sq ft): 1745	% of lot size: 26.6%
Proposed Impervious Coverage	(sq ft): 2658	% of lot size: 44.1%

**IMPERVIOUS COVER INFORMATION**

(sq ft): 1745	% of lot size: 26.9%
(sq ft): 2858	% of lot size: 44.1%

## TREE SCHEDULE

55	11" SPANISH OAK
69	26" OAK
70	26" OAK
71	6", 5", 5" LUGSTRUM
72	6", 5", 5" LUGSTRUM
73	18" PECAN
109	18" PECAN
112	19" PECAN
120	22" HACHIBERRY



**GARWIN**  
ARCHITECTS  
512.730.3747 | 220 ESTATE ROW | CEDAR CREEK, TEXAS 78612 | [www.garwinarchitects.com](http://www.garwinarchitects.com)



06.01.2011

Kubala Residence  
3002 Glenview Ave  
Austin, Texas 78703

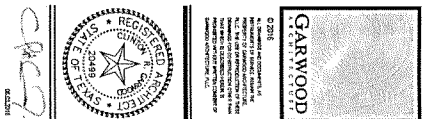
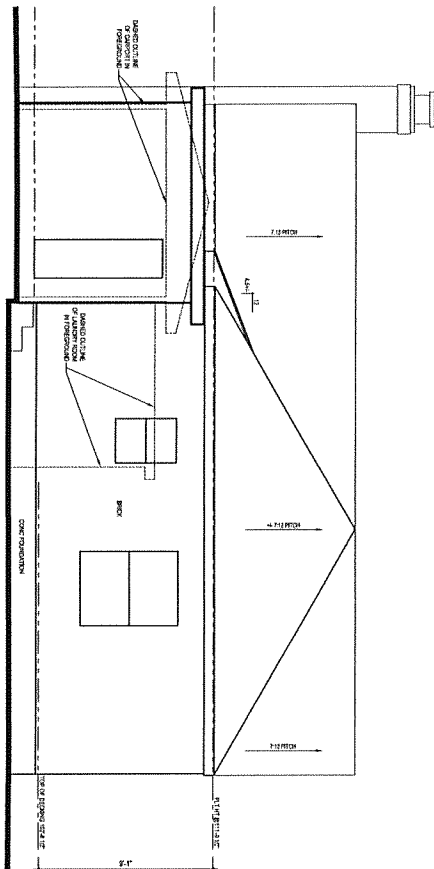
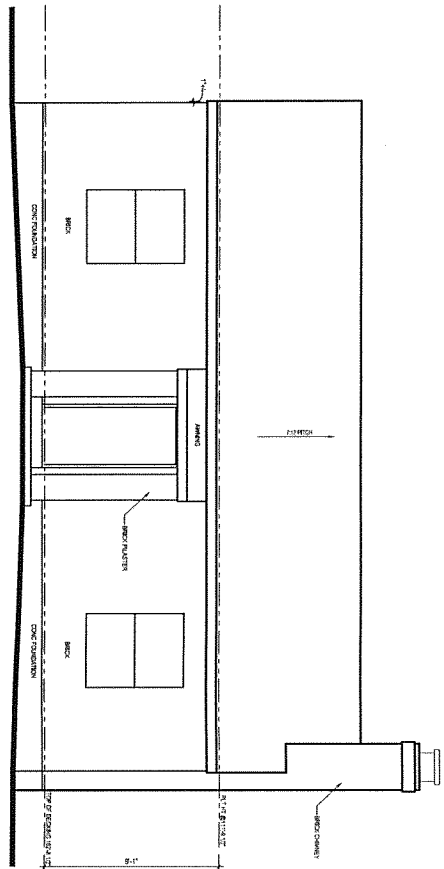
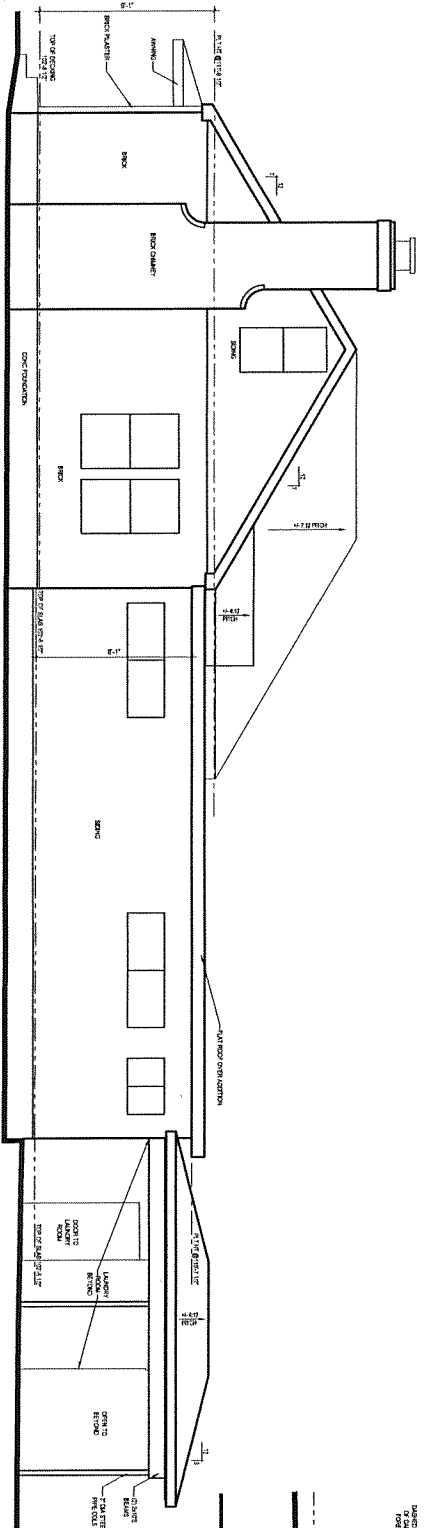
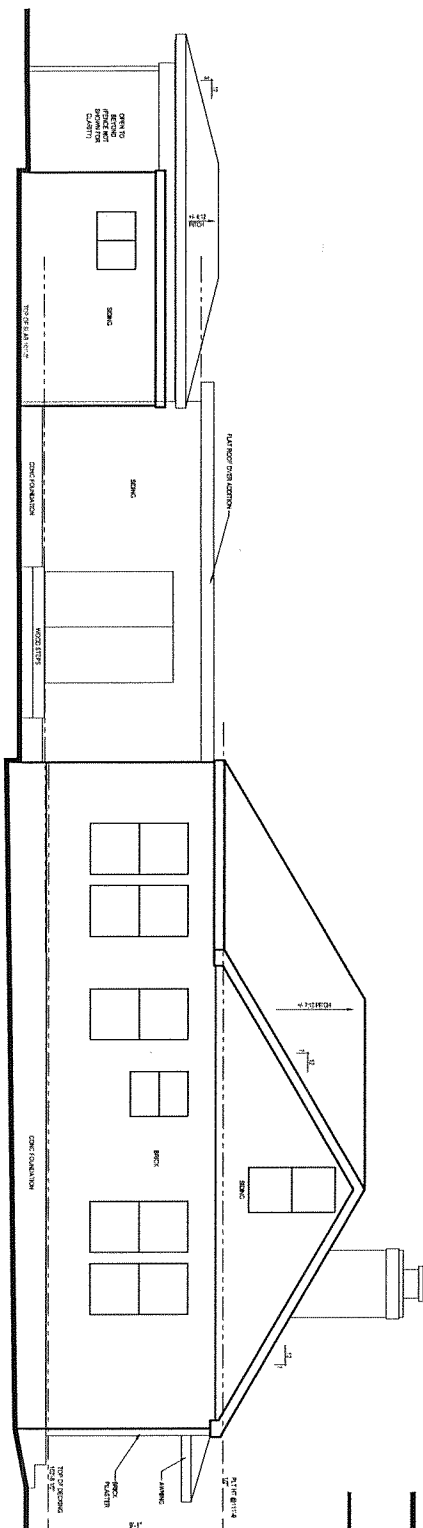
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	ISSUED FOR PERMITTING	06.03.2016

DRAWING: CRG/001

DRAWN BY: CRG/DEN

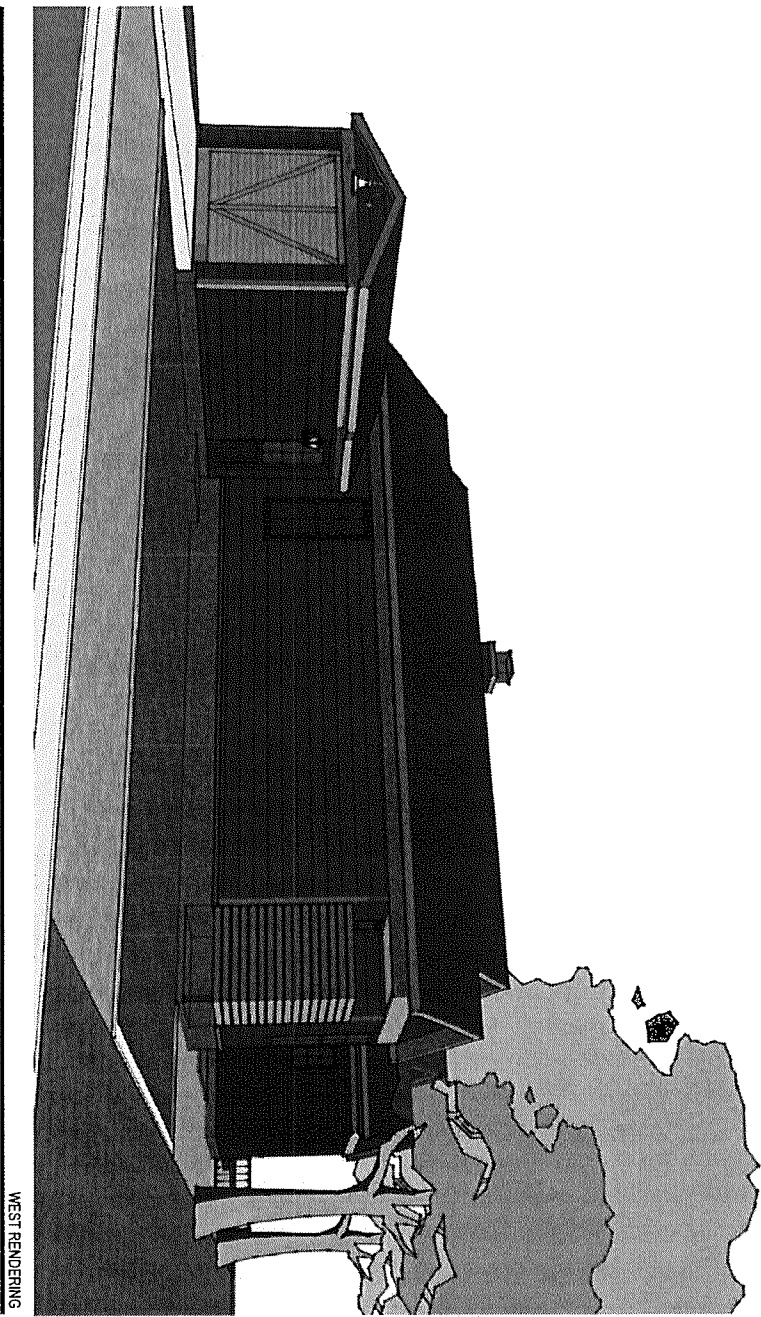
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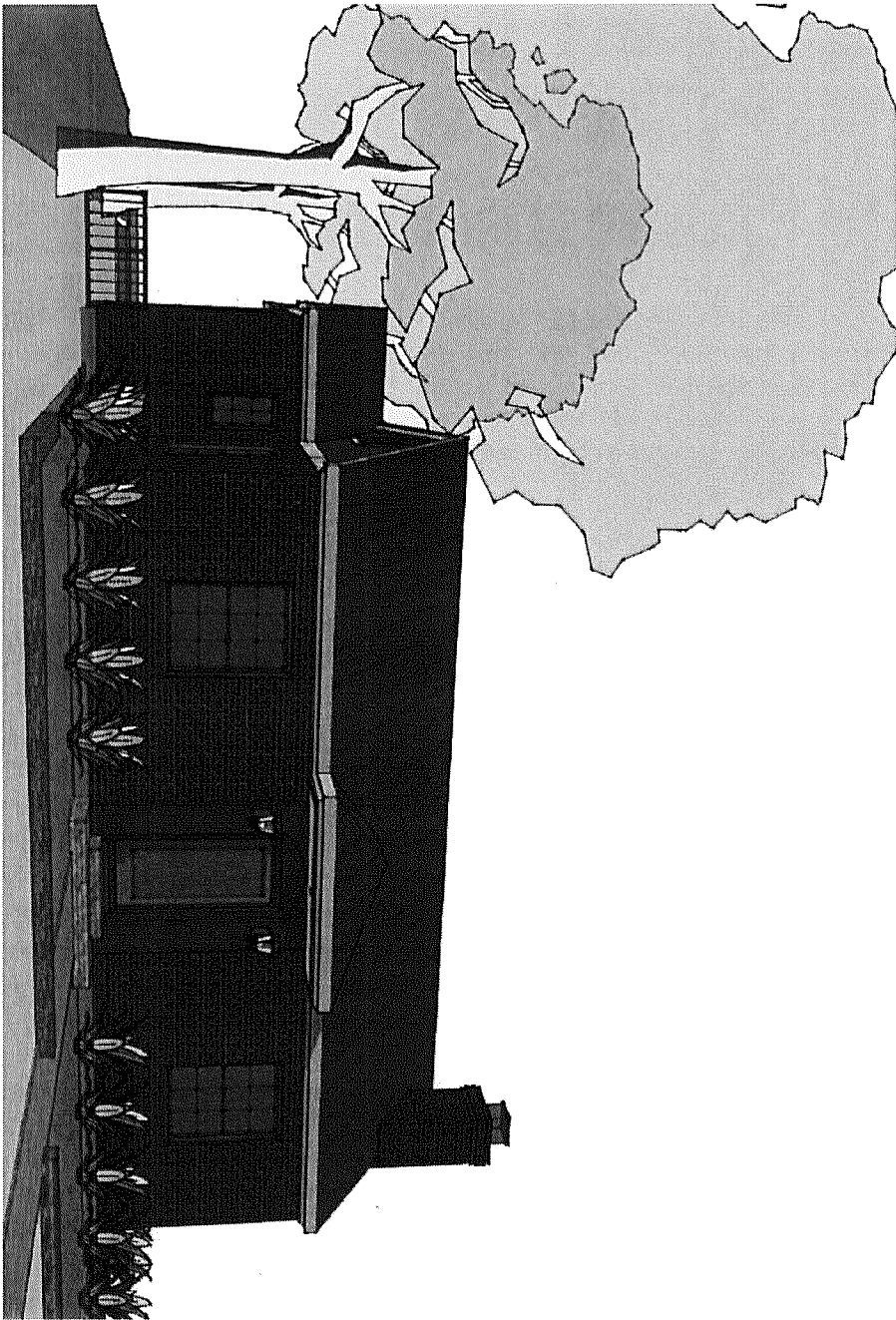


REV	DESCRIPTION	DATE	E. J. Kahan Residence 3022 Glenview Ave Austin, Texas 78705
	ISSUED FOR PERMITTING	04.03.2016	
DRAWN BY: CRG/DEN			

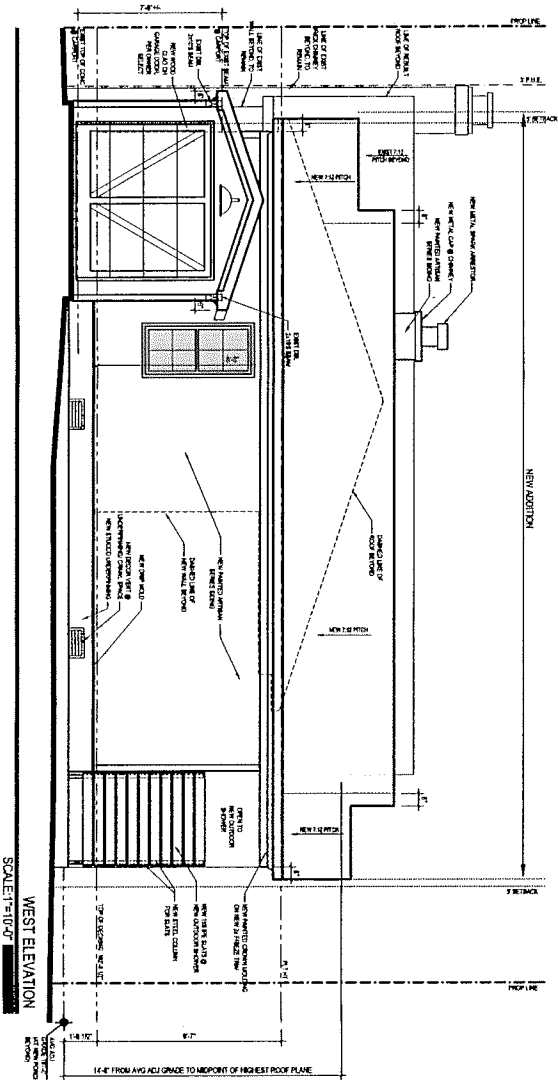
- 1.0 ALL CONSTRUCTION SHALL ADHERE TO THE REQUIREMENTS OF THE 2008 INTERNATIONAL RESIDENTIAL CODE, AND ALL OTHER LOCAL CODES AND ORDINANCES.
- 2.0 PROVIDE CONTROL AND EXPANSION JOINTS AS REQUIRED ON CONCRETE DRIVES, WALKS, PATIOS, AND STUCCOED WALLS.
- 3.0 VERIFY ELEVATION OF SLAB IS SUCH THAT FINISH GRADING WILL PROVIDE POSITIVE DRAINAGE AWAY FROM SLAB.
- 4.0 GRADE LINES ARE DRAWN AS APPROXIMATE REPRESENTATION OF FINAL GRADING. FIELD VERIFY EXACT FINAL GRADING.
- 5.0 GRADE LINES ARE EXISTING UNLESS NOTED OTHERWISE.



WEST RENDERING

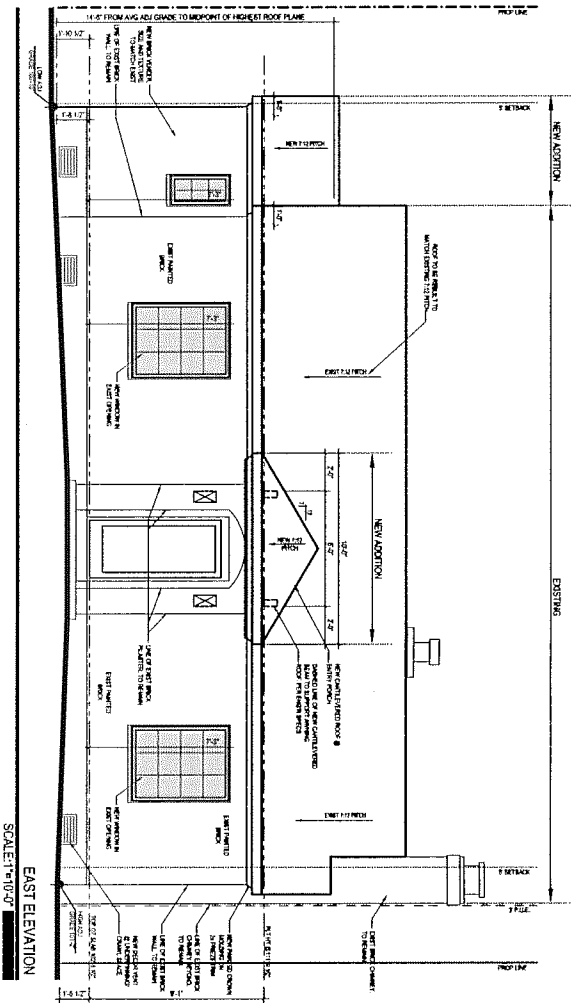


EAST RENDERING



WEST ELEVATION

SCALE=1/8"=1'-0"



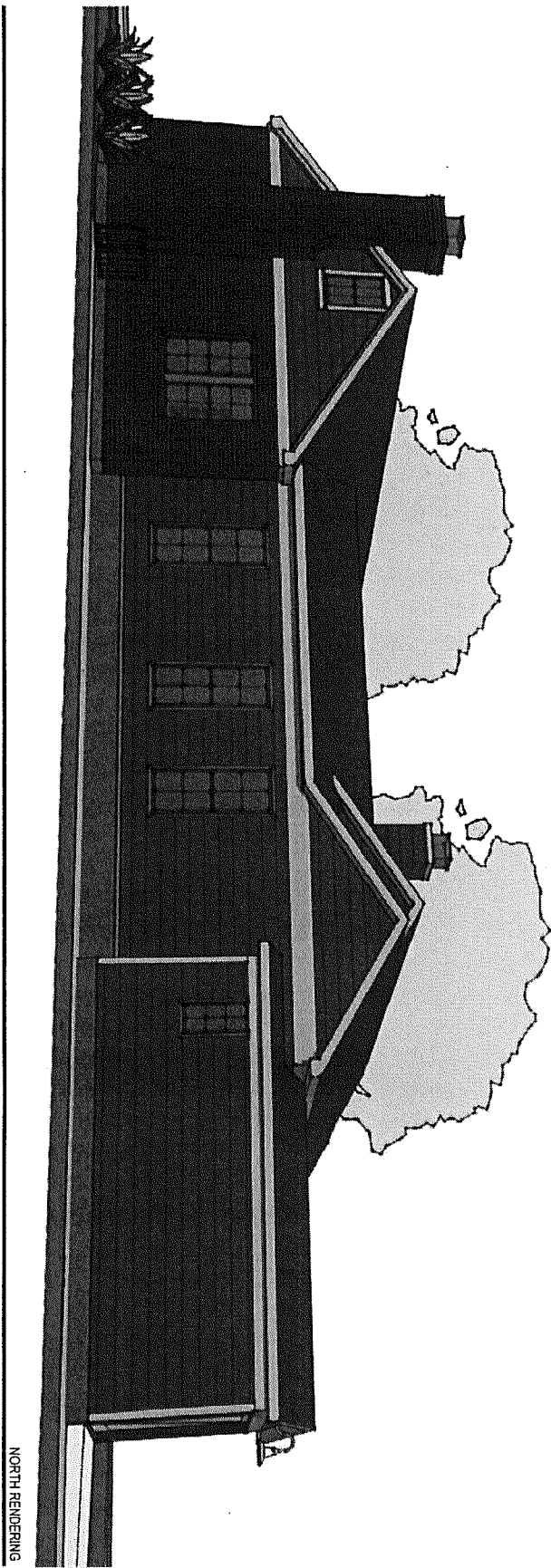
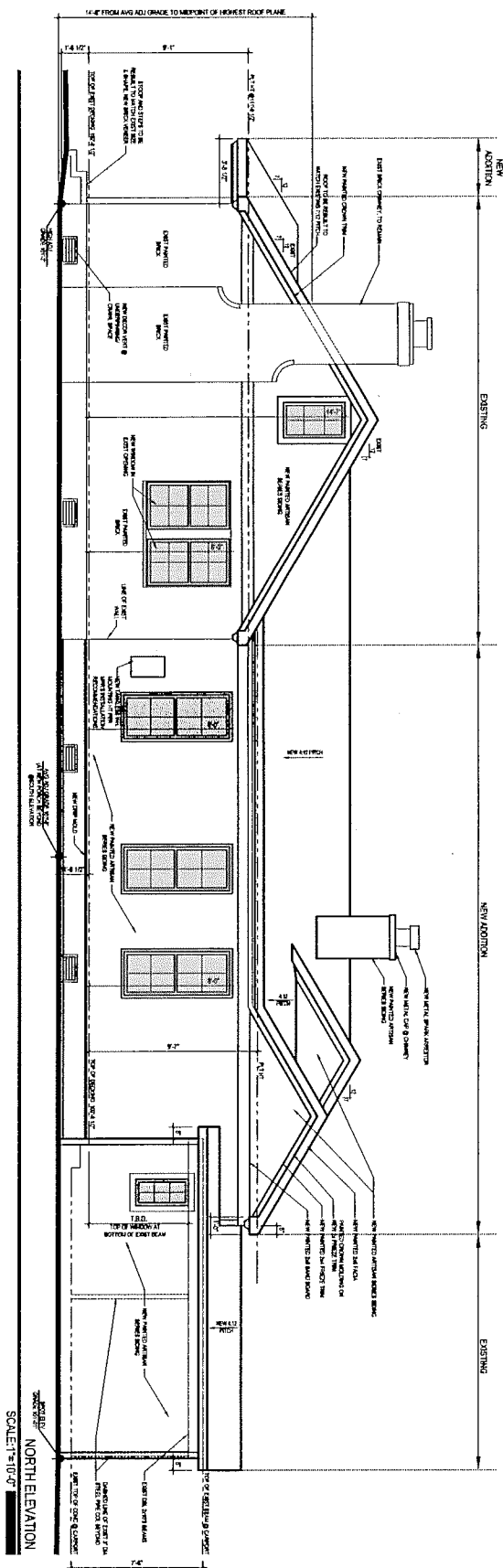
EAST ELEVATION


SCALE=1/8"=1'-0"

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- 1.0 ALL CONSTRUCTION SHALL ADHERE TO THE REQUIREMENTS OF THE 2008 INTERNATIONAL RESIDENTIAL CODE, AND ALL OTHER LOCAL CODES AND ORDINANCES.  
2.0 PROVIDE CONTROL AND EXPANSION JOINTS AS REQUIRED ON CONCRETE DRIVES, WALKS, PATIOS, AND STUCCOED WALLS.  
3.0 VERIFY ELEVATION OF SLAB IS SUCH THAT FINISH GRADING WILL PROVIDE POSITIVE DRAINAGE AWAY FROM SLAB.
- 4.0 GRADE LINES ARE DRAWN AS APPROXIMATE REPRESENTATION OF FINAL GRADING. FIELD VERIFY EXACT FINAL GRADING.  
5.0 GRADE LINES ARE EXISTING UNLESS NOTED OTHERWISE





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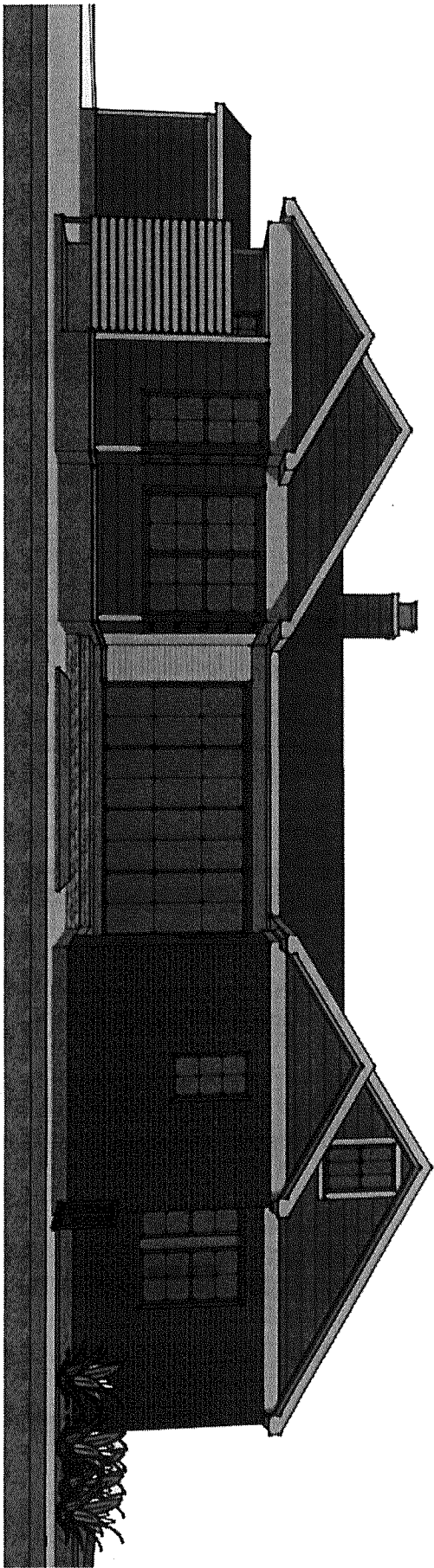
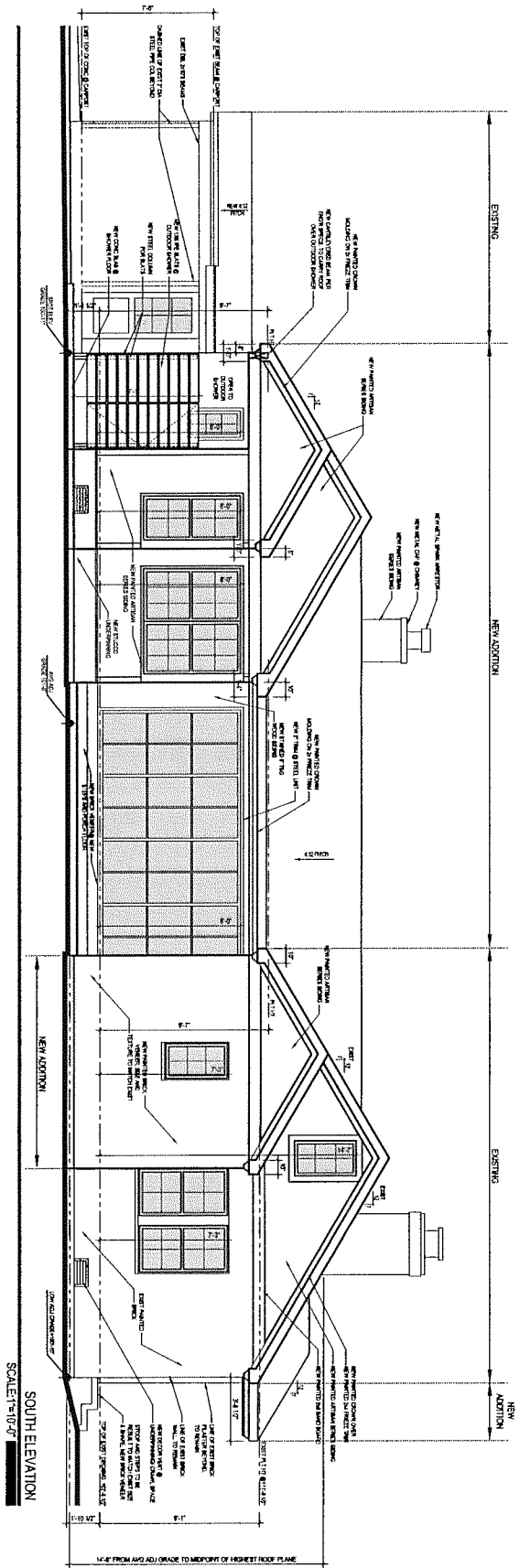


OLSON

REV	DESCRIPTION	DATE
	ISSUED FOR PERMITTING	04.03.2016

SHEET  
A2.2  
SCALE=1/8"=1'-0"

- 1.5 ALL CONSTRUCTION SHALL ADHERE TO THE REQUIREMENTS OF THE 2008 INTERNATIONAL RESIDENTIAL CODE AND ALL OTHER LOCAL CODES AND ORDINANCES.  
2.5 PROVIDE CONTROL AND EXPANSION JOINTS AS REQUIRED ON CONCRETE CURBS, WALLS, PATIOS, AND STUCCOED WALLS.  
3.0 CURB ELEVATION OF SLAB IS SUCH THAT FINISH GRADING WILL PROVIDE POSITIVE DRAINAGE AWAY FROM SLAB.
- 4.0 GRADE LINES ARE DRAWN AS APPROXIMATE REPRESENTATION OF FINAL GRADING. FIELD VERIFY EXACT FINAL GRADING.  
5.0 GRADE LINES ARE EXISTING UNLESS NOTED OTHERWISE



SOUTH RENDERING



06/23/2016

L-0000		DATE	06.03.2016
REVISIONS			
ISSUED FOR PERMITTING			
REV	DESCRIPTION		

SHEET  
A2.3

SCALE: 1/8"=1'-0"

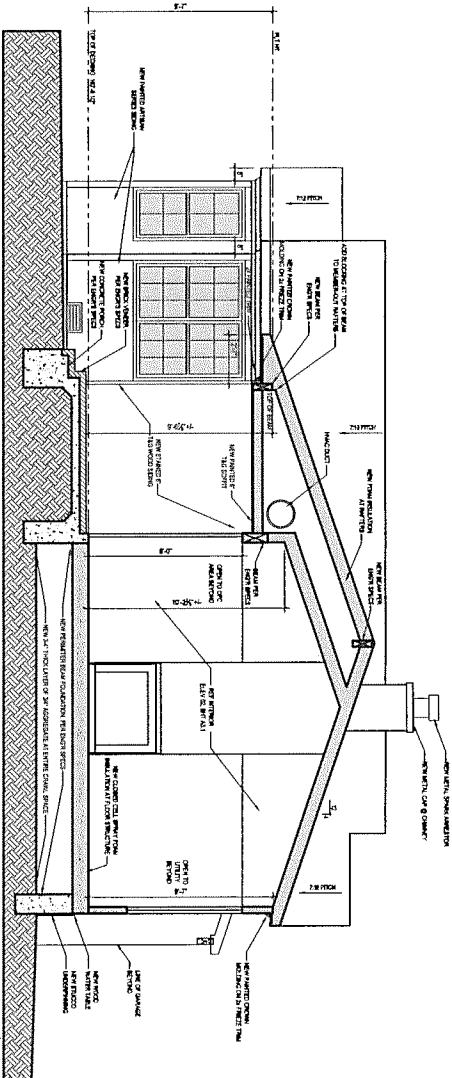


- 1.0 ALL CONSTRUCTION SHALL ADHERE TO THE REQUIREMENTS OF THE 2009 INTERNATIONAL RESIDENTIAL CODE AND ALL OTHER LOCAL CODES AND ORDINANCES.

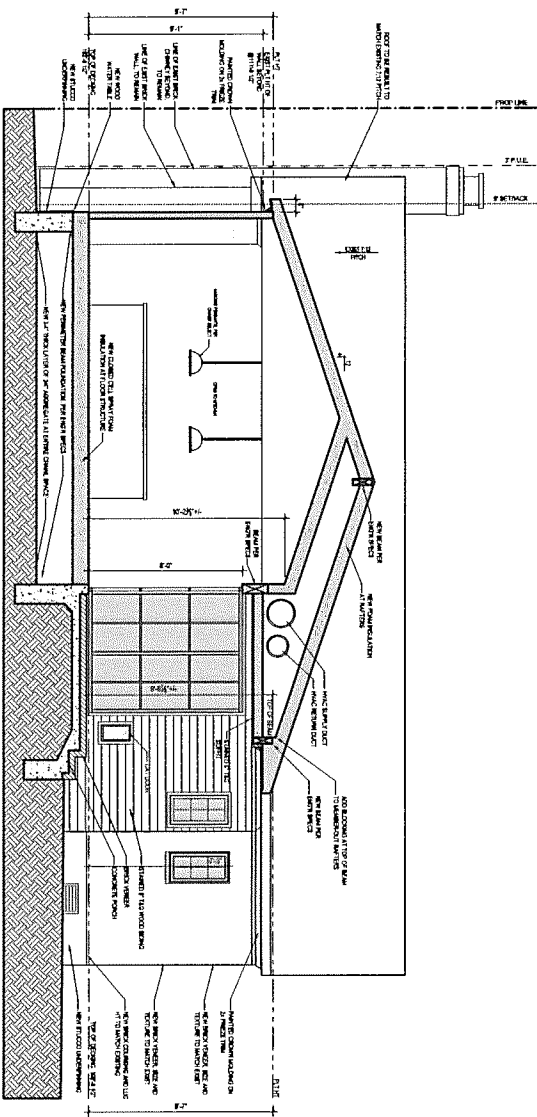
2.0 PROVIDE CONTROL AND EXPANSION JOINTS AS REQUIRED ON CONCRETE DRIVES, WALKS, PATIOS, AND STUCCOED WALLS.

3.0 VERIFY ELEVATION OF SLAB IS SUCH THAT FRESH CONCRETE WILL PROVIDE POSITIVE DRAINAGE AWAY FROM SLAB.
- 4.0 GRADE LINES ARE DRAWN AS APPROXIMATE REPRESENTATION OF FINAL GRADING. FIELD VERIFY EXACT FINAL GRADING.

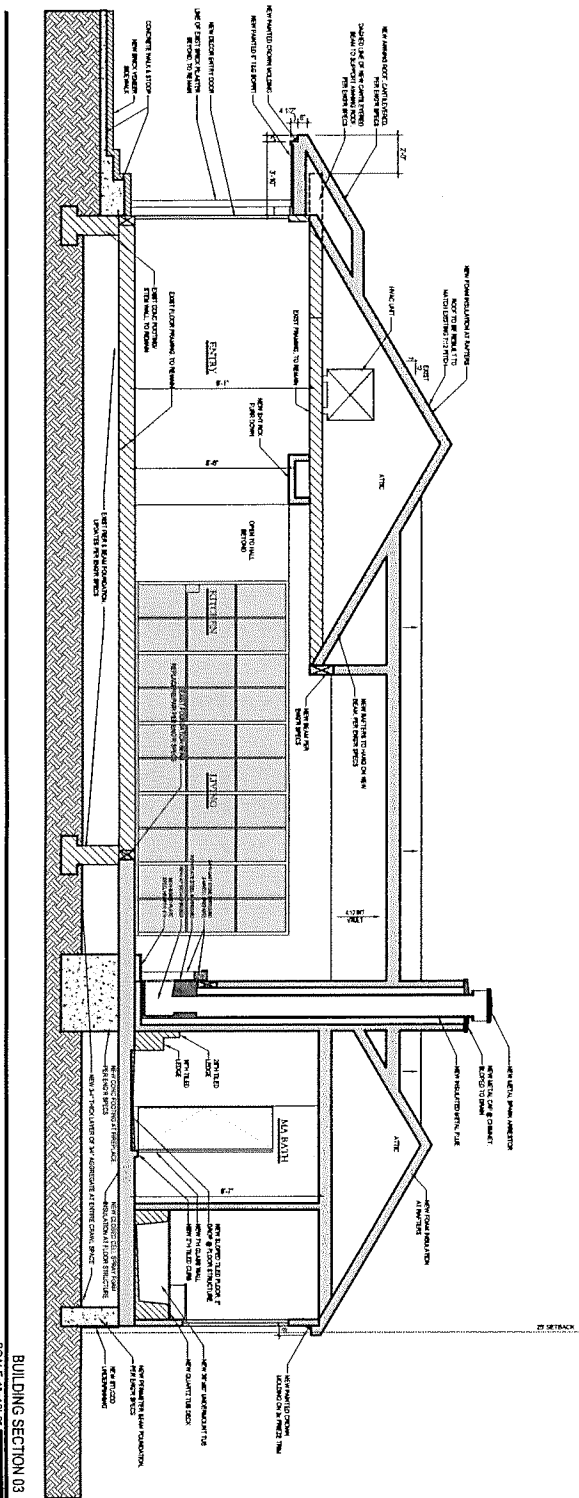
5.0 GRADE LINES ARE EXISTING UNLESS NOTED OTHERWISE.



BUILDING SECTION 02  
SCALE: 1/4"=1'-0"



BUILDING SECTION 01  
SCALE: 1/4"=1'-0"



BUILDING SECTION 03  
SCALE: 1/4"=1'-0"

REVISIONS		DATE	04.03.2016
RESUBMIT FOR PERMITTING			
REV		DESCRIPTION	
SHEET TITLE		SECTIONS	
SHEET		A2.4	
SCALE: 1/4"=1'-0"			



CHG  
CRISTOPHER GARWOOD