

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATIONS AND/OR ELEVATIONS OF EXISTING UTILITIES AS INDICATED ON THESE PLANS IS BASED PARTIALLY ON RECORDS OF THE CITY OF AUSTIN. WHERE POSSIBLE, MEASUREMENTS WERE TAKEN IN THE FIELD TO VERIFY LOCATIONS OF WATER, WASTEWATER AND STORM SEWER LINES. THE INFORMATION IS NOT SPECIFICALLY ACCURATE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING UTILITY LOCATIONS BEFORE ANY EXCAVATION TO REQUEST THE EXACT FIELD LOCATIONS AS REQUIRED. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE LOCATION OF PROPOSED UTILITIES AS SHOWN ON THE PLANS. IT SHALL BE THE CONTRACTOR'S DESIGN RESPONSIBILITY TO ADJUST THE PROPOSED UTILITIES AS REQUIRED TO ALLOW THE DESIGN TO BE CONSTRUCTED.

BOUNDARY, TOPOGRAPHIC AND TREE SURVEY PROVIDED BY  
GRIFFIN CONSULTING. CONTOUR INFORMATION SUPPLEMENTED  
BY CITY OF AUSTIN TOPOGRAPHIC DATA.

1. A CONDITIONAL LETTER OF APPROVAL IS REQUIRED BY AUSTIN GREEN BUILDING PROGRAM PRIOR TO BUILDING PERMIT.
2. THE SITE IS COMPOSED OF THREE (3) LOTS, AND HAS BEEN APPROVED AS ONE COHESIVE DEVELOPMENT AND RECORDED AS DOCUMENT No. \_\_\_\_\_ IF PORTIONS OF THE LOTS ARE SOLD, APPLICATIONS FOR SUBDIVISION AND SITE PLAN APPROVAL MAY BE REQUIRED.
3. a) All improvements shall be made in accordance with the released site plan. Any additional improvements will require site plan amendment b) Approval of the City of Austin for all services is warranted. c) Approval of this Site Plan does not include Building and Fire Code approval nor building permit approval. d) All signs must comply with requirements of the Land Development Code (Chapter 25-10). e) Additional electric easements may be required at a later date. f) Water and wastewater service will be provided by the City of Austin (for identifying the service provider if other than the City of Austin). g) The proposed structure shall be subject to the City of Austin's demolition permit from the City of Austin Development Services Department. h) A development permit must be issued prior to an application for a building permit for non-consolidated or Planning Commission approved site plans. i) No certificates of occupancy may be issued for the proposed residential condominium project until the owner or owners of the project have complied with all applicable provisions of the Property Code of the State of Texas or any other statutes enacted by the State concerning condominiums. j) The owner is responsible for all costs for the relocation of, or damage to utilities.

**EXISTING  
USE  
APARTMENTS  
(UNDER CONSTRUCTION)**

[illegible]

WALKING ROUTE TO BUS  
STOP AT NORTH LAMAR BLVD.  
AND WEST 24TH STREET  
(WALKING DISTANCE APPROX.  
2000' OR 0.4 OF A MILE)

PEDSTRIAN WALKING ROUTE WOULD BE LEON ST. SOUTH TO

LOCATION MAP - MAPSCO PAGE 585A - GRID J-24

**EXISTING  
USE  
UNDEVELOPED  
(VACANT CITY PROPERTY)**

CITY OF AUSTIN  
1.9226 ACRES

**EXISTING  
USE —  
APARTMENTS  
(UNDER CONSTRUCTION)**

KURT K. RECH  
1.0601 ACRES  
(VOL. 5429, PG. 1488)

TEXAS KAPPA SIGMA  
EDUCATIONAL FOUNDATION INC.  
1.12 ACRES  
(VOL. 12794, PG. 1974)  
(VOL. 11676, PG. 1011)  
(VOL. 11619, PG. 301)

**EXISTING  
USE  
APARTMENTS  
(FRATERNITY HOUSE)**

### BUS ROUTE ALONG LAMAR BOULEVARD

**— SITE**

SCALE: 1"=10'

	BOUNDARY LINE
	EXISTING CONTOURS
	EXIST. STORM SEWER MANHOLE
	EXIST. WASTEWATER MANHOLE
	EXIST. WATER VALVE
	EXIST. FIRE HYDRANT
	PROP. FIRE HYDRANT
	PROP. HANDICAP SPACE
	TCPR
	TRANSIS COUNTY PLAT RECORDS
	FIRE LANE
	ACCESSIBILITY ROUTE
	TRAFFIC ARROWS

1. THE USE OF HIGHLY REFLECTIVE SURFACES, SUCH AS REFLECTIVE GLASS AND REFLECTIVE METAL ROOFS, WHOSE PITCH IS MORE THAN A ROUN OF SEVEN (7) TO A RAISE OF TWELVE (12), WILL BE PROHIBITED. [SECTION 25-2-1067]
2. THE MAXIMUM LEVEL OF ACCESSIBLE PARKING MUST NOT EXCEED 70 DBA AT THE PROPERTY LINE ADJACENT TO RESIDENTIAL USES. [SECTION 25-2-1067]
3. SLOPES ON ACCESSIBLE ROUTES MAY NOT EXCEED 1:20 UNLESS DESIGNED AS A PAVED ACCESSIBLE PARKING SPACE HAVE A CROSS-SLOPE NO GREATER THAN 1:50
4. EVERY ACCESSIBLE PARKING SPACE MUST BE IDENTIFIED BY A SIGN, CENTERED AT THE HEAD OF THE PARKING SPACE. THE SIGN MUST INCLUDE THE WORDS "ACCESSIBLE PARKING SPACE" AND STATE RESERVED OR EQUIVALENT LANGUAGE, CHARACTERS AND SYMBOLS ON SUCH SIGNS MUST BE LOCATED 80" MINIMUM ABOVE GROUND SO THAT THEY CANNOT BE OBTURED BY A VEHICLE PARKED IN THE SPACE.
5. WATER AND WASTEWATER SERVICE WILL BE PROVIDED BY THE CITY OF AUSTIN.
6. FIRE LANES SHALL BE PAINTED RED AND LABELED "FIRE LANE" "NO PARKING ZONE"
7. FOR CONSTRUCTION WITHIN THE RIGHT-OF-WAY, A CONCRETE PERMIT IS REQUIRED.
8. ALL LANDSCAPED AREAS TO BE PROTECTED BY SIX-INCH WHEEL CURBS, WHEELSTOPS OR OTHER APPROVED BARRIERS AS PER EGM 2.4.7.
9. ALL ACTIVITIES WITHIN CEP'S SETBACK MUST COMPLY WITH LAND DEVELOPMENT CODE 22-8-281(O)(2), WHICH STATES THAT THE NATURAL VEGETATIVE COVER MUST BE RETAINED TO THE MAXIMUM EXTENT PRACTICABLE, CONSTRUCTION IS PROHIBITED, AND WASTEWATER DISPOSAL AND IRRIGATION IS PROHIBITED.
10. ALL EXTERIOR COURT, PORCH, PATIO, BALL COURT, OR PLAYGROUND WILL BE CONSTRUCTED WITHIN 50 FEET OR LESS FROM ADJOINING PROPERTY USED OR ZONED AS SF-5 OR MORE RESTRICTIVE ZONING.
11. NO SOLID FENCE ALONG THE PROPERTY LINE WILL EXCEED AN AVERAGE OF SIX FEET OR A MAXIMUM OF SEVEN FEET IN HEIGHT.
12. EACH CAMPING PARKING SPACE/ASILE WILL BE SIGNED "SMALL CAR ONLY".
13. ALL EXTERIOR DOOR MUST BE PROVIDED FOR THE RISER ROOM.
14. A MINIMUM VERTICAL CLEARANCE OF 114" MUST BE PROVIDED AT ACCESSIBLE PARKING LOADING ZONES AND ALONG VEHICLE ACCESS ROUTES TO SUCH AREAS FROM SITE ENTRANCES.
15. THE MINIMUM CLEARANCE OF 114" MUST BE PROVIDED AT ACCESSIBLE PARKING SPACES AND ALONG THE VERTICAL ROUTE THERETO. THIS APPLIES TO THE PARKING GARAGE.
16. EACH PARKING SPACE IS TO BE LEASED SEPARATELY FROM THE RESIDENTIAL UNIT.
17. LIFT PARKING SPACES TO BE LEASED TO SAME RESIDENTIAL UNIT AS THE PARKING SPACE BELOW THE LIFT PARKING SPACE.
18. NO SIGNAGE WILL BE SIGNED "NO PARKING ALLOWED, TEMPORARY HOLDING ONLY".

MULTY-FAMILY	# BEDROOMS PER UNIT	PARKING SPACES REQ' PER UNIT	# OF UNITS	SPACES REQUIRED
MULTY-FAMILY	0	1	5	5
MULTY-FAMILY	1	1.5	5	7.5
MULTY-FAMILY	2	2	8	16
MULTY-FAMILY	3	2.5	9	22.5
MULTY-FAMILY	4	3	3	12
SUBTOTAL			25	60
TOTAL REQUIRED WITH UNO REDUCTION (80%) PER LOC 25-6-601 C (2)				24
ACCESSIBLE SPACES REQUIRED				1
ACCESSIBLE SPACES PROVIDED				1
REGULAR SPACES PROVIDED (MECHANICAL LIFT)				20
COMPACT SPACES PROVIDED				4
TOTAL PARKING SPACES PROVIDED				25
BICYCLE PARKING REQUIRED (5% OR 5 MINIMUM)				5
BICYCLE PARKING PROVIDED*				5

\* BICYCLE PARKING LOCATED IN STREET FRONTAGE

	EXISTING BUILDING A	PROPOSED BUILDING 1 AREA	
EXISTING USE	HOUSE	N/A	
PROPOSED USE	TO BE DEMOLISHED	STUDENT HOUSING	
NUMBER OF STORIES	TWO	SIX	
FIRST FLOOR/GARAGE	1,228 S.F.	6,996 S.F.	FFE 579.50
SECOND FLOOR	848 S.F.	6,242 S.F.	FFE 593.00
THIRD FLOOR	NONE	6,246 S.F.	FFE 602.75
FOURTH FLOOR	NONE	5,605 S.F.	FFE 612.50
FIFTH FLOOR	NONE	5,605 S.F.	FFE 622.25
SIXTH FLOOR	NONE	5,605 S.F.	FFE 632.00
GROSS FLOOR AREA*	2,076 S.F.	36,299 S.F.	100% OF BUILDINGS (1 BUILDING)
FAR	0.28 : 1	4.5 : 1	
BUILDING COVERAGE	15%	6996 S.F. (86%)	
BUILDING HEIGHT	25'	64' - 6" (6 STORIES)	
MAX. BUILDING HEIGHT	UNKNOWN	65'	
BUILDING MATERIAL	UNKNOWN	PLASTER & MASONRY	
BUILDING TYPE	UNKNOWN	II-B, SLAB ON GRADE	
TOTAL SITE AREA: 0.19 AC. (8,095 SF)		NET SITE AREA: 0.19 AC. (8,095 SF)	
IMPERVIOUS COVER: 7,200 SF (89%)			
ZONED: MF-4-CO-NP (OUTER UNIVERSITY OVERLAY)			
BUILDING COVERAGE ALLOWED: N/A			
F.A.R. PERMITTED: N/A			

\*GROSS FLOOR AREA AND TOTAL GROSS FLOOR AREA ARE THE SAME AS THERE IS ONLY ONE BUILDING.

Sheet 4 of 24

FILE NUMBER: **SP-2017-0467C.SH** EXPIRATION DATE: 2/8/22  
CASE MANAGER: CLARISSA E. DAVIS APPLICATION DATE: 11/20/17

APPROVED ADMINISTRATIVELY ON: 2/8/19  
APPROVED BY PLANNING COMMISSION ON: N/A

APPROVED BY CITY COUNCIL ON: N/A  
under Section 112 of Chapter 25-5 of the Austin City Code

Director, Development Services Department

DATE OF RELEASE \_\_\_\_\_ Zoning: MF-4-NP  
Rev. 1 \_\_\_\_\_ Correction 1 \_\_\_\_\_

Rev. 2 \_\_\_\_\_ Correction 2 \_\_\_\_\_  
Rev. 3 \_\_\_\_\_ Correction 3 \_\_\_\_\_

RELEASE OF THIS APPLICATION DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA, INFORMATION, AND CALCULATIONS SUPPLIED BY THE APPLICANT. THE ENGINEER OF RECORD IS SOLELY RESPONSIBLE FOR THE COMPLETENESS, ACCURACY AND ADEQUACY OF HIS/HER SUBMITTAL, WHETHER OR NOT THE APPLICATION IS REVIEWED FOR CODE COMPLIANCE BY CITY ENGINEERS.

AUSTIN FIRE DEPARTMENT  
DEC 06 2018  
S. STOKLEY  
APPROVED

**REVIEWED**  
DEC 04 2018  
Austin Water Utility

**AVIA @ 26TH**  
1010 WEST 26TH STREET  
AUSTIN, TEXAS 78705

# SITE PLAN

PROJECT NAME:	-	DESIGNED BY:	STAFF
FILE NAME:	-	DRAWN BY:	STAFF
DATE:	MAY 2018	CHECKED BY:	STAFF
SCALE:	AS NOTED	REVISED BY:	MAR

[illegible]

--	--

**1/1A @ 26TH**  
**EAST 26TH STREET**  
**DALLAS, TEXAS 78705**

1010 WEST AUSTIN	
------------------	--

[illegible][illegible]

STATE OF TEXAS  
★ ★ ★  
MICHAEL A. RIVERA  
60198  
REGISTERED  
PROFESSIONAL ENGINEER

SHEET **4** OF **2**

**SP-2017-0467C-SH**

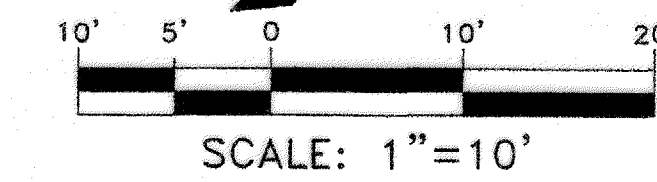


# **CONTRACTOR WARNING:**

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATIONS AND/OR ELEVATIONS OF EXISTING UTILITIES AS INDICATED ON THESE PLANS IS BASED PARTIALLY ON RECORDS OF THE CITY OF AUSTIN. WHERE POSSIBLE, MEASUREMENTS WERE TAKEN IN THE FIELD TO VERIFY LOCATIONS OF WATER, WASTEWATER AND STORM SEWER LINES. THE INFORMATION IS NOT SPECIFICALLY ACCURATE. THE CONTRACTOR MUST CONTACT THE APPROPRIATE UTILITY AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST THE EXACT FIELD LOCATIONS AS REQUIRED. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE LOCATION OF PROPOSED UTILITIES AS SHOWN ON THE PLANS. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO ADJUST THE PROPOSED UTILITIES AS REQUIRED TO ALLOW THE DESIGN TO BE CONSTRUCTED.

## **DEMOLITION LEGEND**

---	BOUNDARY LINE
---	EASEMENT BOUNDARY
---	EXISTING CONTOURS
⊙	EXIST. STORM SEWER MANHOLE
⊗	EXIST. WASTEWATER MANHOLE
⊕	EXIST. WATER VALVE
⊙	EXIST. FIRE HYDRANT
⊕	PROP. FIRE HYDRANT
⊕	PROP. HANDICAP SPACE
⊕	TRAVIS COUNTY PLAT RECORDS
---	TREE PROTECTION



NOTE: BOUNDARY, TOPOGRAPHIC AND TREE SURVEY PROVIDED BY GRIFFITH CONSULTING. CONTOUR INFORMATION SUPPLEMENTED BY CITY OF AUSTIN TOPOGRAPHIC DATA.

### **NOTES:**

1. REMOVE ALL UTILITIES ON SITE, INCLUDING OVERHEAD ELECTRICAL.
2. A PRECONSTRUCTION MEETING WITH THE ENVIRONMENTAL INSPECTOR IS REQUIRED PRIOR TO AN SITE DISTURBANCE.
3. ANY DEMOLITION WORK THAT IS TO BE DONE WITHIN THE 1/2 CRITICAL ROOT ZONE OF EXISTING TREES MUST BE DONE WITH HAND TOOLS.
4. ANY DEMOLITION WORK THAT IS TO BE DONE WITHIN THE 1/2 CRITICAL ROOT ZONE OF EXISTING TREES, WHICH REQUIRES MOVING THE TREE PROTECTION FENCING IN ORDER TO DO THE WORK, WILL REQUIRE THAT THE TREE PROTECTION FENCING BE REINSTALLED IMMEDIATELY AFTER THE WORK IS CONCLUDED OR AT THE END OF THE WORK DAY PER CITY OF AUSTIN STANDARD SPECIFICATIONS.

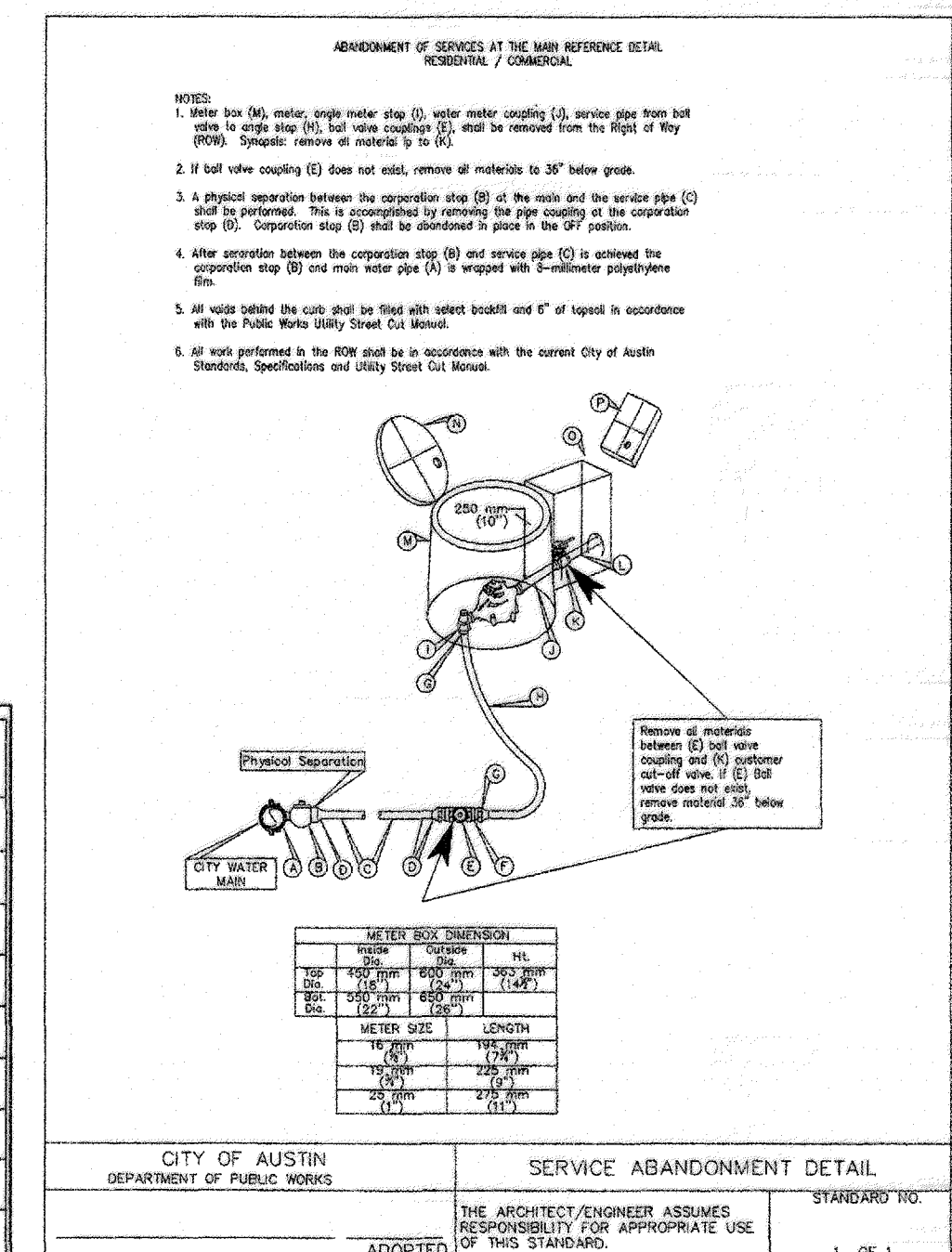
### **KEYED NOTES**

- 1 EXISTING BUILDING TO BE REMOVED
- 2 EXISTING COVERED CONCRETE TO BE REMOVED
- 3 EXISTING ASPHALY DRIVE TO BE REMOVED
- 4 EXISTING CONCRETE DRIVE TO BE REMOVED
- 5 EXISTING ASPHALT TO BE REMOVED
- 6 EXISTING STONE WALK TO BE REMOVED
- 7 EXISTING STONE PATIO TO BE REMOVED
- 8 EXISTING STEPS TO BE REMOVED

## **TREE LIST**

26	MULTI TRUNK FICAS	- ROW TREE - TO BE REMOVED
27	10", 10", 9", 7", & 6" HACKBERRY	- ROW TREE - TO BE REMOVED
37	MULTI TRUNK FICAS	- TO BE REMOVED
40	7" FICAS	- TO BE REMOVED
46	12 CHINABERRY	- TO BE REMOVED
47	11" OAK	- TO BE REMOVED
48	MULTI TRUNK FICAS	- TO BE REMOVED
52	10" HACKBERRY	- TO BE REMOVED
53	11" HACKBERRY	- TO BE REMOVED
84	15" ELM	- TO BE REMOVED
86	29" MESQUITE	- TO BE REMOVED
87	30" LIVE OAK	- TO BE REMOVED
88	42" LIVE OAK	- TO BE REMOVED

**REVIEWED**  
DEC 04 2018  
Austin Water Utility



## **SITE PLAN RELEASE** Sheet 3 of 24

FILE NUMBER: **SP-2017-0467C.SH** EXPIRATION DATE: **11/20/17**  
CASE MANAGER: **CLARISSA E. DAVIS** APPLICATION DATE: **11/20/17**  
APPROVED ADMINISTRATIVELY ON: **11/20/17**  
APPROVED BY PLANNING COMMISSION ON: **N/A**  
APPROVED BY CITY COUNCIL ON: **N/A**  
under Section **112** of Chapter **25-5** of the Austin City Code.  
Director, Development Services Department  
DATE OF RELEASE: \_\_\_\_\_ Zoning: **MF-4-NP**  
Rev. 1 \_\_\_\_\_ Correction 1 \_\_\_\_\_  
Rev. 2 \_\_\_\_\_ Correction 2 \_\_\_\_\_  
Rev. 3 \_\_\_\_\_ Correction 3 \_\_\_\_\_  
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**AVIA @ 26TH**  
**1010 WEST 26TH STREET**  
**AUSTIN, TEXAS 78705**  
**DEMOLITION PLAN**



4004 Beltline Road  
Suite 220  
Addison, Texas 75001  
(214) 969-7000 PH.  
(214) 782-8360 FAX  
E-Mail:  
rob@robstudios.com

STRUCT. ENGINEER

## MEP ENGINEER

**STUDENT HOUSING**  
**Avia @ 26th**  
**AUSTIN, TX**  
**SOUTH BUILDING ELEVATION**

PROJECT No.

DRAWING FILE:  
AVIA-SPA A1 ARCH EL

ISSUE DATE:  
11/17/17

REVISIONS:  
DATE: NO

02/15/18 ASI #1

02/16/18 ASI #2

05/15/18 ASI #3

2 05/31/18 SPA U1

**SITE PLAN RELEASE**

Sheet 20 of 24

FILE NUMBER: **SP-2017-0467C.SH** EXPIRATION DATE: 2/6/22

FILE NUMBER: 7-2011-0101-01 EXPIRATION DATE: 12/31/11  
CASE MANAGER: CLARISSA E. DAVIS APPLICATION DATE: 11/20/11

APPROVED ADMINISTRATIVELY ON: 2/8/19

APPROVED BY PLANNING COMMISSION ON: N/A

APPROVED BY CITY COUNCIL ON: N/A

under Section 112 of Chapter 25-5 of the Austin City Co

Director, Development Services Department

DATE OF RELEASE ME-4-N

DATE OF RELEASE \_\_\_\_\_ Zoning: MF-4-N  
Rev. 1 \_\_\_\_\_ Correction 1 \_\_\_\_\_

Rev. 1 \_\_\_\_\_ Correction 1 \_\_\_\_\_  
Rev. 2 \_\_\_\_\_ Correction 2 \_\_\_\_\_

Rev. 2 \_\_\_\_\_ Correction 2 \_\_\_\_\_  
 Rev. 3 \_\_\_\_\_ Correction 3 \_\_\_\_\_

Rev. 3 \_\_\_\_\_ Correction 3 \_\_\_\_\_

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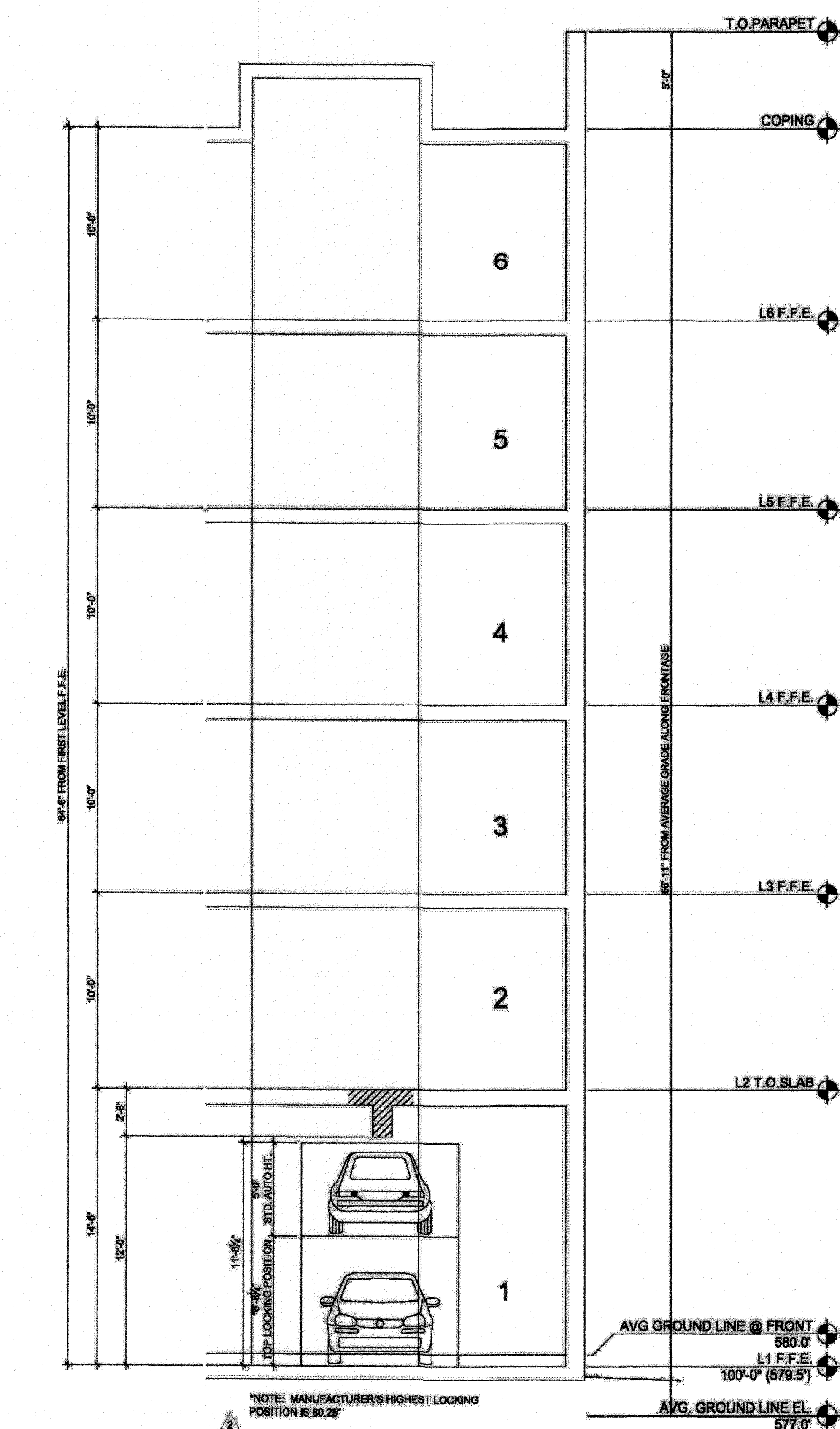
APPLICATION IS REVIEWED FOR CODE COMPLIANCE BY CITY ENGINEERS.

**FRONT  
BUILDING  
ELEVATION**

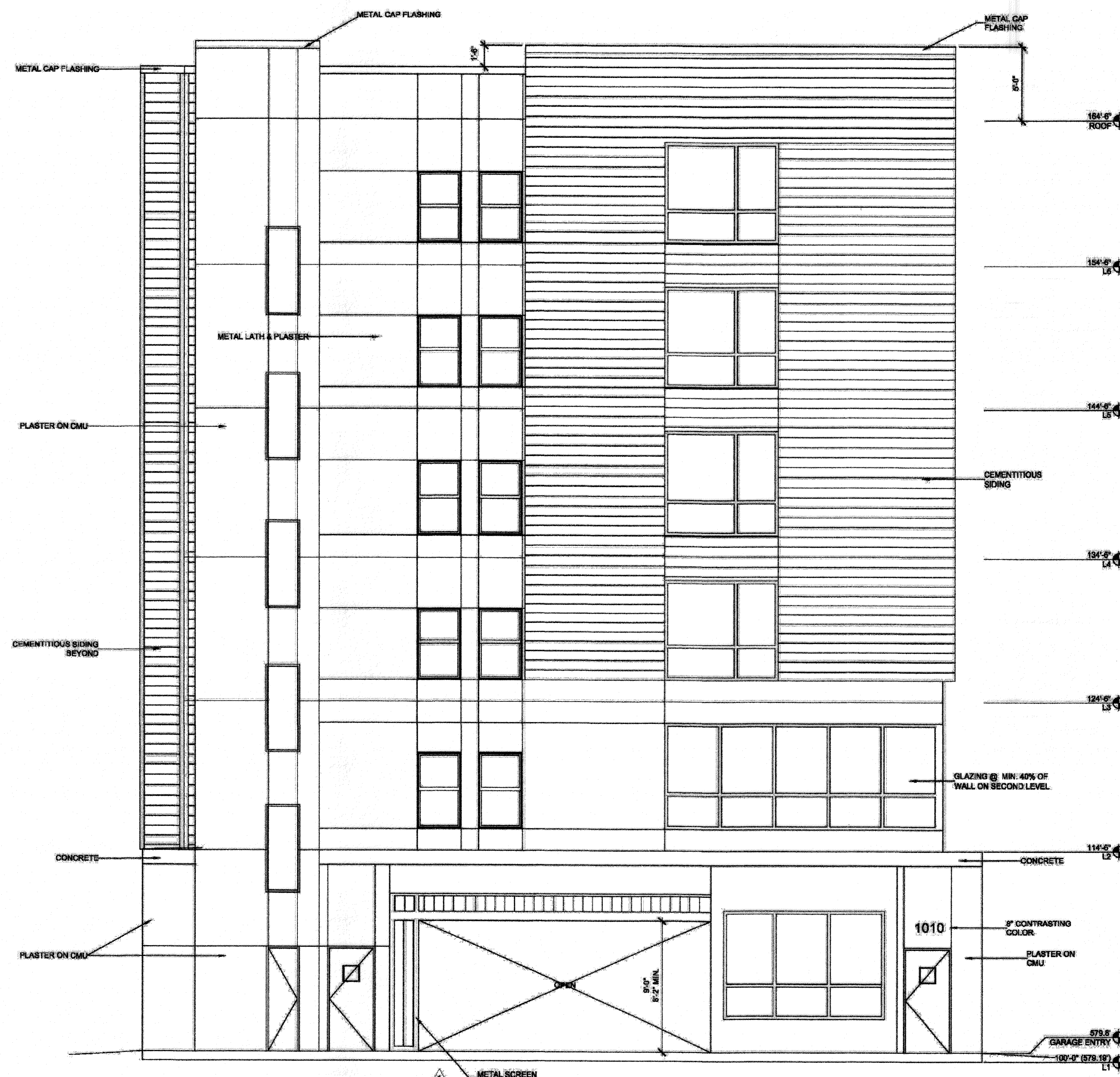
**SHEET**

SHEET **20** OF **24**

**SP-2017-0467C.SH**



**2 CONCEPTUAL BUILDING SECTION**  
SCALE: NTS



**1 SOUTH BUILDING ELEVATION**  
SCALE: 1/4" = 1'-0"

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(214)-868-7000 PH.  
(214)-782-9360 FAX  
E-Mail:  
rbs@rbsstudios.com

STRUCT. ENGINEER:

MEP ENGINEER:

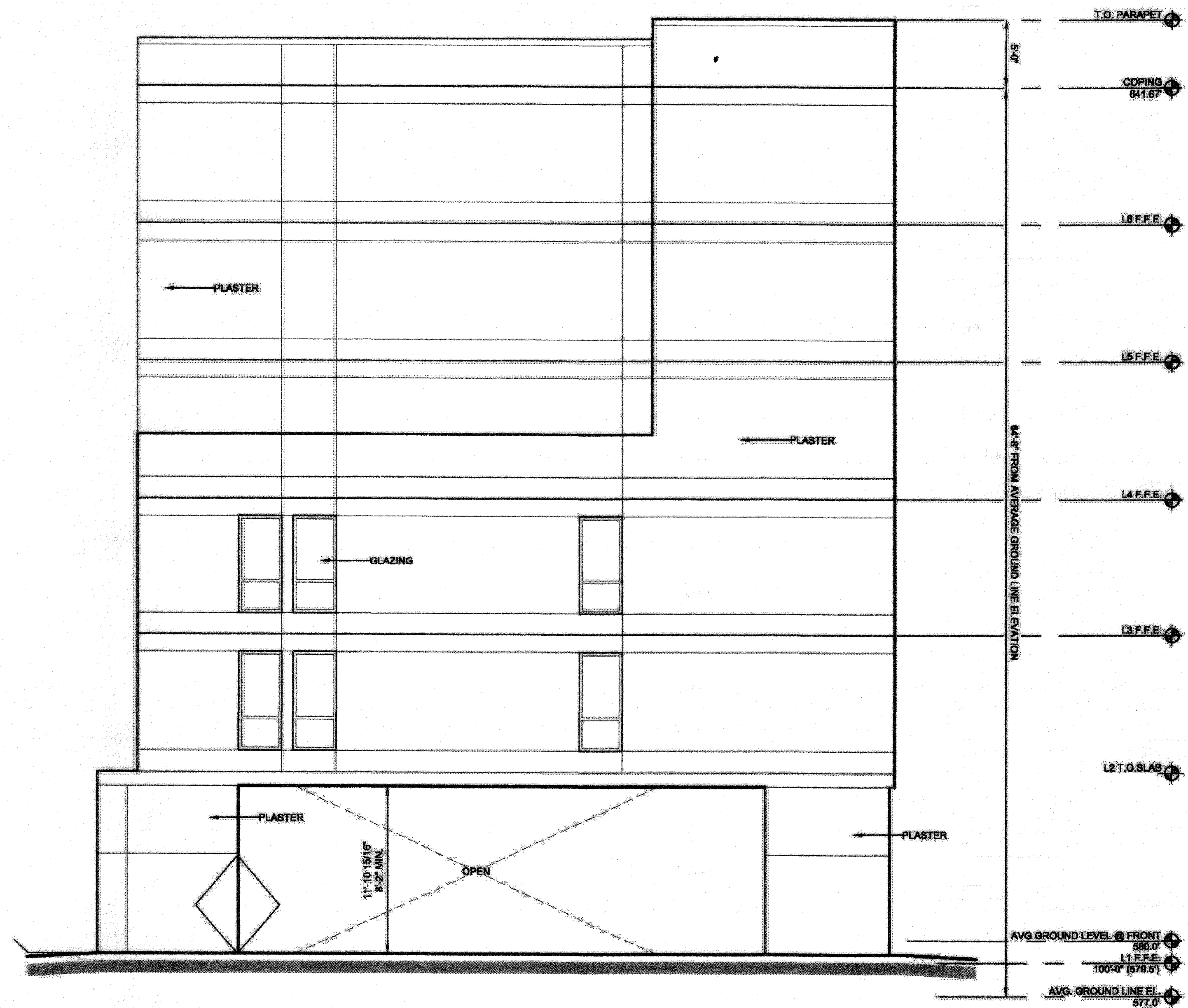
STUDENT HOUSING  
Avia @ 26th  
AUSTIN, TX

PROJECT No.

DRAWING FILE:  
736\_SPA\_ARCH\_EL

ISSUE DATE:  
02/15/18

REVISIONS:  
DATE: NOTE:



2 NORTH BUILDING ELEVATION  
SCALE: 3/16" = 1'-0"

SITE PLAN RELEASE

Sheet 22 of 24

FILE NUMBER: SP-2017-0467C-SH EXPIRATION DATE: 2/6/22

CASE MANAGER: CLARISSA E. DAVIS APPLICATION DATE: 11/20/17

APPROVED ADMINISTRATIVELY ON: 2/8/18

APPROVED BY PLANNING COMMISSION ON: N/A

APPROVED BY CITY COUNCIL ON: N/A

under Section 112 of Chapter 25-5 of the Austin City Code.

Director, Development Services Department

DATE OF RELEASE \_\_\_\_\_ Zoning: MF-4-NP

Rev. 1 \_\_\_\_\_ Correction 1

Rev. 2 \_\_\_\_\_ Correction 2

Rev. 3 \_\_\_\_\_ Correction 3

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NORTH  
BUILDING  
ELEVATION

SHEET

SHEET 22 OF 24

SP-2017-0467C-SH



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(214)-782-9360 FAX  
E-Mail:  
rba@rba studios.com

STRUCT. ENGINEER:

MEP ENGINEER:

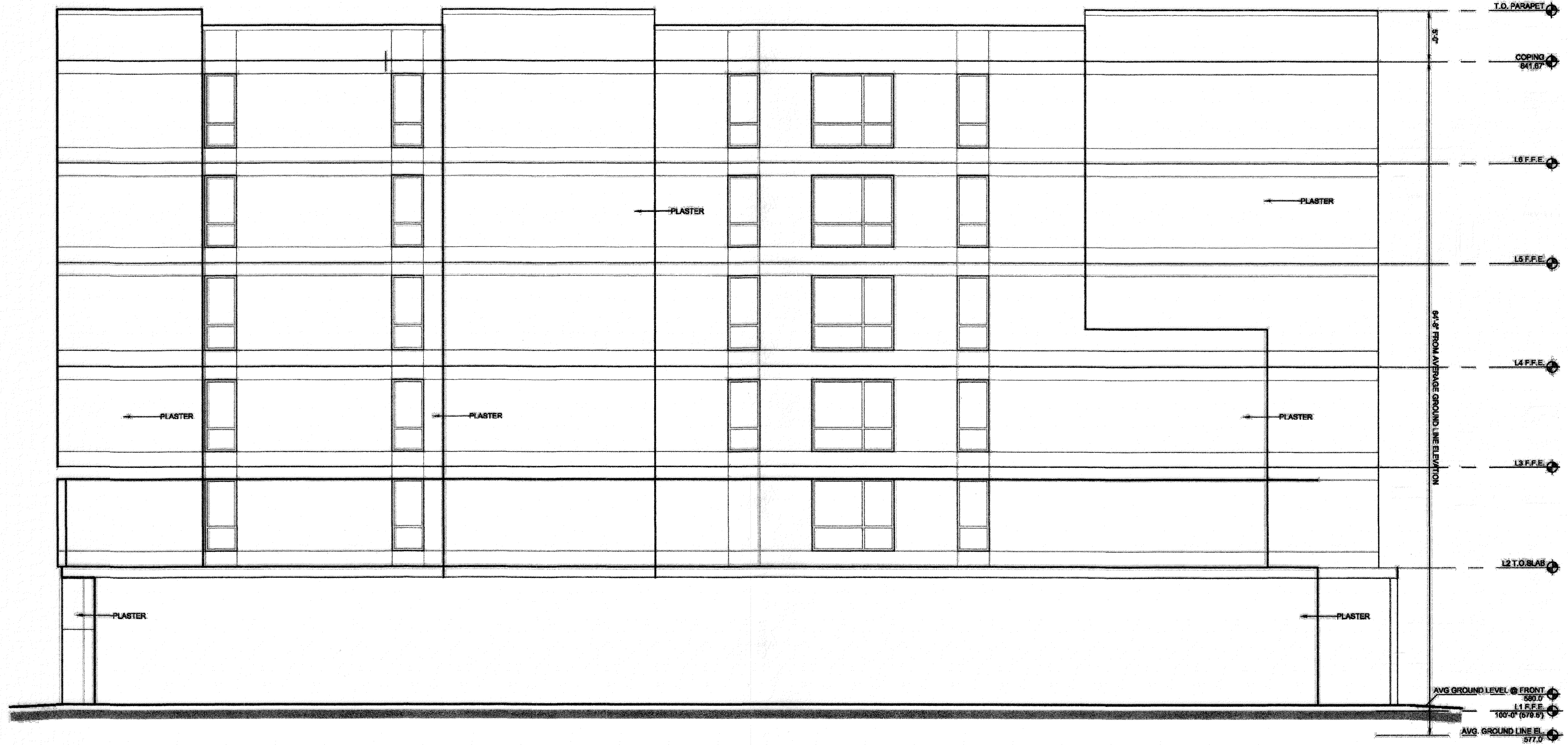
STUDENT HOUSING  
Avia @ 26th  
AUSTIN, TX  
EAST BUILDING ELEVATION

PROJECT No.

DRAWING FILE:  
736\_SPA\_ARCH\_EL

ISSUE DATE:  
02/15/18

REVISIONS:  
DATE: NOTE:



3 EAST BUILDING ELEVATION  
SCALE: 3/16\" = 1'-0\"

SITE PLAN RELEASE

Sheet 21 of 24

FILE NUMBER: SP-2017-0467C.SH EXPIRATION DATE: 11/20/17

CASE MANAGER: CLARISSA E. DAVIS APPLICATION DATE: 11/20/17

APPROVED ADMINISTRATIVELY ON: 11/20/17

APPROVED BY PLANNING COMMISSION ON: N/A

APPROVED BY CITY COUNCIL ON: N/A

under Section 112 of Chapter 25-5 of the Austin City Code.

Director, Development Services Department

DATE OF RELEASE \_\_\_\_\_ Zoning: MF-4-NP

Rev. 1 \_\_\_\_\_ Correction 1 \_\_\_\_\_

Rev. 2 \_\_\_\_\_ Correction 2 \_\_\_\_\_

Rev. 3 \_\_\_\_\_ Correction 3 \_\_\_\_\_

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EAST  
BUILDING  
ELEVATION

SHEET 21 OF 24

SP-2017-0467C.SH



**CITY OF AUSTIN**  
**One Texas Center-505 Barton Springs Road**  
**Site Plan Permit**

**Application Date: 11/20/2017**

**Site Plan Expiration Date: 02/08/2022**

**Permit No.: SP-2017-0467C.SH**

**Project Name (or description): Avia @ 26th**

**Address or Location Description: 1010 26<sup>th</sup> St**

**Watershed: Shoal Creek**

**Owner of Property: Mr. Sudhakar Allada**

**Address: 10007 Stone Harbor Way, Irving, Texas 75063**

**Owner's Representative: Michael Rivera; Rivera Engineering, (512) 899-3310**

**Address: P.O. BOX 90485 Austin, Texas 78709**

**Legal Description: See case file**

**PERMIT IS HEREBY ISSUED FOR:**

The construction of a multi-family development with associated improvements as shown on the site plan.

The project is located within the Shoal Creek watershed and is subject to all watershed protection regulations as set forth in Chapter 25 of the City of Austin Code of Ordinances. This project is located within the City's Full-Purpose jurisdiction.

**CONDITIONS OF PERMIT**

It is agreed that the proposed development shall be performed and completed in accordance with the plans and specifications approved by the City of Austin Standard Specifications and Code requirements, and State of Texas construction safety statutes. All development approved by this permit is subject to the inspection and control of the City of Austin.

It is the responsibility of the permit holder to identify all utilities in the work area and to notify each utility of the scope of work in the immediate area of the utilities.

**ENGINEER'S CERTIFICATION**

Inspection and a "Certification of Completion" by a Texas Licensed Engineer is required for the development approved by this permit. No Certificate of Occupancy may be approved until the Engineer's Certification is filed. The engineer is responsible for the adequacy of the plans submitted with this application.

Michael Rivera For SUDHAKAR ALLADA 2/11/19  
Signature of Applicant Owner Date  
Clara 2/8/19  
Permit Approved by City of Austin Date