



Special Parking Determination Area Schedule B

EPIC-2017-0051C

Project Name: 8652 NUCKOLS CROSSING RD DATE: 11/14/2017

Area	Permitted	Prohibited
On-Street Parking	Yes	No
Off-Street Parking	Yes	No
Commercial Vehicle Parking	Yes	No
Commercial Storage	Yes	No

Special parking determination area schedule B

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OWNER CONTACT INFORMATION:
 CITY OF AUSTIN
 PUBLIC WORKS DEPARTMENT
 PROJECT MANAGEMENT DIVISION
 505 BARTON SPRINGS RD, 9TH FL.
 AUSTIN, TEXAS 78704
 ROBIN A CAMP
 ROBIN.CAMP@AUSTINTEXAS.GOV
 (512) 974-7830

ENG. CONTACT INFO:
 FNI
 2711 N HASKELL AVE.
 SUITE 3300
 DALLAS, TEXAS 75204
 REBECCA PITTMAN
 (817) 735-7519

PHASING TABLE	REQD	PHASE 1	PHASE 2	TOTAL
VEHICLE PARKING	64	50	26	76
BICYCLE PARKING	5	6	0	6
LANDSCAPING	1127.25 CAL INCH REPLACEMENT	622.5 CAL INCHES	510 CAL INCHES	1132.5 CAL INCHES
*DETENTION	1	1	0	1
**WATER QUALITY CONTROLS	1	VFS	VFS	1
TREE REMOVAL	273 TREES	273 TREES	0	273 TREES
IMPERVIOUS COVER	152,980 SQ.FT.	88,850 SQ.FT.	64,130 SQ.FT.	152,980 SQ.FT.
CROSSWALK	6	4	2	6
BUILDING COVERAGE (PAVILION)	1,200 SQ.FT.	0	1,200 SQ.FT.	200 SQ.FT.
SPLIT RAIL FENCE	1,854 LF	447 LF	1,407 LF	1,854 LF
PARK ENTRY SIGN	2	0	2	2
BENCHES	13	7	6	13
PICNIC TABLES	4	0	4	4
GRILLS	2	0	2	2
TRASH RECEPTACLES	2	0	2	2
DOMESTIC WATER LINE & DRINKING FOUNTAIN	1	1	0	1
TRAILHEAD KIOSK	1	0	1	1
IRRIGATION SYSTEM	1	1	MODIFICATIONS	1
RECLAIMED WATER LINE	1	1	0	1
LIGHTING	16	2	14	16

STE TABLE SUMMARY CHART	
TOTAL AREA OF SITE	555 AC
TOTAL AREA WITHIN LIMITS OF CONSTRUCTION	30 AC
PERCENTAGE OF AREA COVERED BY IMPERVIOUS COVER (IN SQ.FT. AND %)	153,058 SF 0.06%
PERCENTAGE OF AREA COVERED BY BUILDING	1,280 SF 0.00005%
FLOOR AREA RATIO (IN SQ.FT. AND %)	NA

BUILDING TABLE SUMMARY CHART	
PROPOSED LAND USE	PARKS AND RECREATION SERVICES (GENERAL)
NUMBER OF STORIES	
ACTUAL HEIGHT	11'-7"
TOTAL SQUARE FOOTAGE FOR BUILDING	2-600 SF PAVILIONS 1,200 SF TOTAL

ADDITIONAL MEASURES TO IMPROVE CONNECTIVITY

OPTION 1: PROVIDE PEDESTRIAN AND BICYCLE CONNECTIONS TO ADJACENT RESIDENTIAL DEVELOPMENT

OPTION 2: INTERNAL UTILITY LINES SHOULD BE LOCATED IN DRIVE AISLES OR INTERNAL CIRCULATION ROUTES, RATHER THAN UNDER PARKING AREAS

* THE DETENTION POND WILL BE CONSTRUCTED AS PART OF PHASE 1 IMPROVEMENTS AND WILL BE OVERSIZED TO ACCOUNT FOR EXTRA RUNOFF THAT WILL OCCUR AFTER PHASE 2 IMPROVEMENTS ARE CONSTRUCTED.

**VEGETATIVE FILTER STRIPS (VFS) WILL BE USED FOR BOTH PHASE 1 AND PHASE 2. PHASE 1 VFS WILL TREAT THE PHASE 1 ROAD AND PARKING LOT, AND PHASE 2 VFS WILL BE USED TO TREAT PHASE 2 ROAD AND PARKING LOT. THE CUTOFF FOR PHASE 1 AND PHASE 2 VFS IS SHOWN ON THE SITE PLAN.

STANDARD SITE PLAN NOTES:

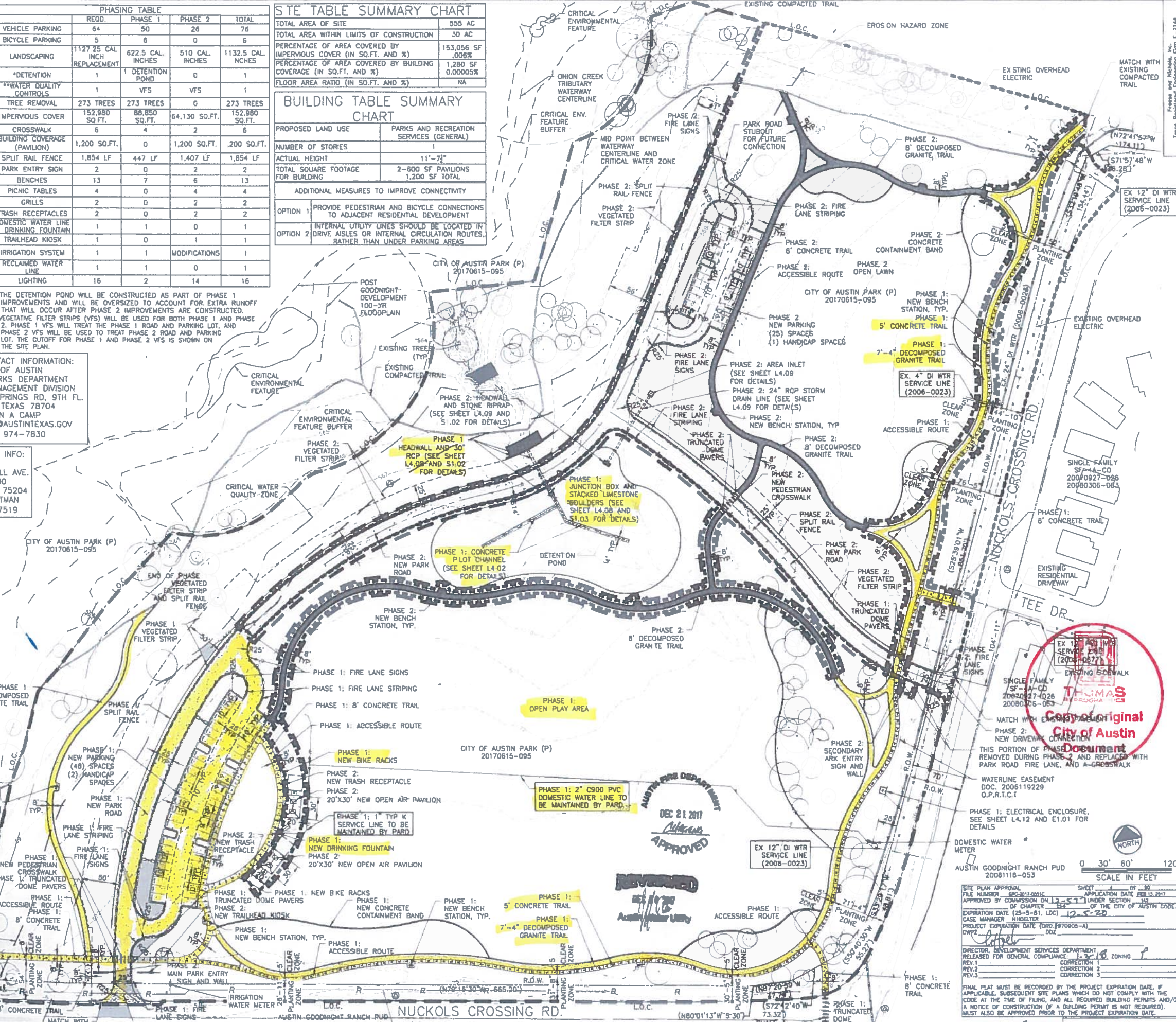
PLANS BY THE CITY OF AUSTIN INDICATE APPLICABLE CITY REGULATIONS ONLY COMPLIANCE STANDARDS SUCH AS THE 2010 STANDARDS FOR OR THE 2012 TEXAS ACCESSIBILITY STANDARDS. THE APPLICANT IS RESPONSIBLE FOR COMPLIANCE WITH ACCESSIBILITY STANDARDS.

BLUE ROUTES MAY NOT EXCEED 120 UNLESS PERMITTED BY THE CITY OF AUSTIN.

ALL GRADING SHALL BE FULLY SHIELDED AND FULLY SHIELDED AND WILL BE REVIEWED AND APPROVED BY THE CITY OF AUSTIN.

IN THE CRITICAL ENVIRONMENTAL ZONE, THE NATURAL VEGETATIVE STANDARDS TO THE MAXIMUM EXTENT PERMITTED SHALL BE MAINTAINED. GRUBBING, RECLAIMED AND POTABLE WATER, AND TREE REMOVAL ARE PROHIBITED.

COMPLETE CONTRACTOR SHOULD COMPLY WITH THE CITY OF AUSTIN CODE. THE NATURAL VEGETATIVE STANDARDS TO THE MAXIMUM EXTENT PERMITTED SHALL BE MAINTAINED. GRUBBING, RECLAIMED AND POTABLE WATER, AND TREE REMOVAL ARE PROHIBITED.



AUSTIN FIRE DEPARTMENT
 DEC 21 2017
 APPROVED

Copy of original
 City of Austin
 Document



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 LANDSCAPE ARCHITECTURE
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CITY OF AUSTIN - 8652 NUCKOLS CROSSING ROAD
 ONION CREEK METRO PARK - DEVELOPMENT SPC-2017-0051C
 LANDSCAPE ARCHITECTURE
 SITE PLAN

NO.	DATE	BY	REVISION
1	11/16/2017	FNI	ISSUED FOR PERMIT
2	12/13/2017	RSB	REVISION 1
3		MTB	REVISION 2
4		JHH	REVISION 3

Bar is one inch on original drawing. If not one inch on this sheet, adjust scale.

SCALE IN FEET: 0 30' 60' 120'

SHEET 4 OF 30

FILE NUMBER: EPIC-2017-0051C APPLICATION DATE: FEB 13, 2017

APPROVED BY COMMISSION ON UNDER SECTION 133 OF CHAPTER 253 OF THE CITY OF AUSTIN CODE.

EXPIRATION DATE (25-5-81, LDC) 12-5-20

CASE MANAGER: THOMAS NICKOLS

PROJECT EXPIRATION DATE (ORD #70908-A) 02/20/2022

DIRECTOR DEVELOPMENT SERVICES DEPARTMENT
 RELEASED FOR GENERAL COMPLIANCE: 12/18/2017 ZONING: P

REV. 1 CORRECTION 1
 REV. 2 CORRECTION 2
 REV. 3 CORRECTION 3

FINAL PLAN MUST BE RECORDED BY THE PROJECT EXPIRATION DATE. IF APPLICABLE, SUBSEQUENT SITE PLANS WHICH DO NOT COMPLY WITH THE CODE AT THE TIME OF FILING, AND ALL REQUIRED BUILDING PERMITS AND/OR A NOTICE OF CONSTRUCTION (IF A BUILDING PERMIT IS NOT REQUIRED), MUST ALSO BE APPROVED PRIOR TO THE PROJECT EXPIRATION DATE.