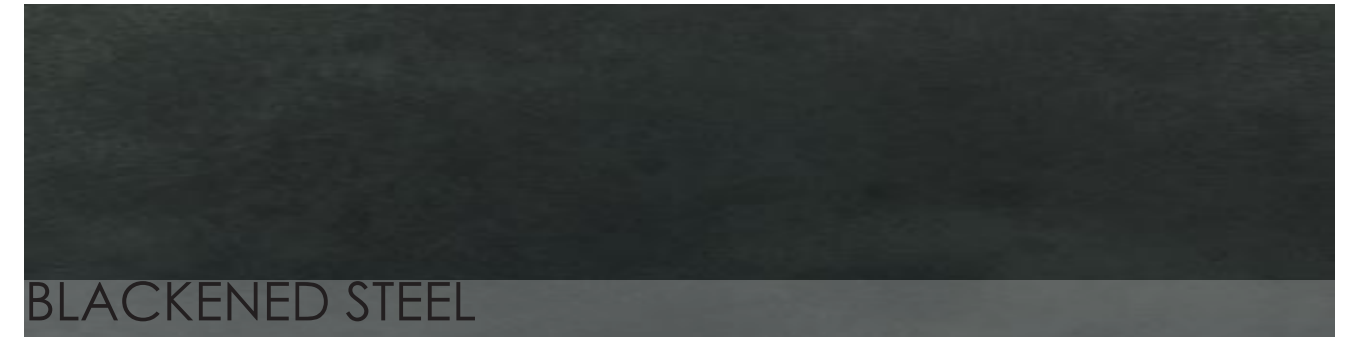




CONCRETE



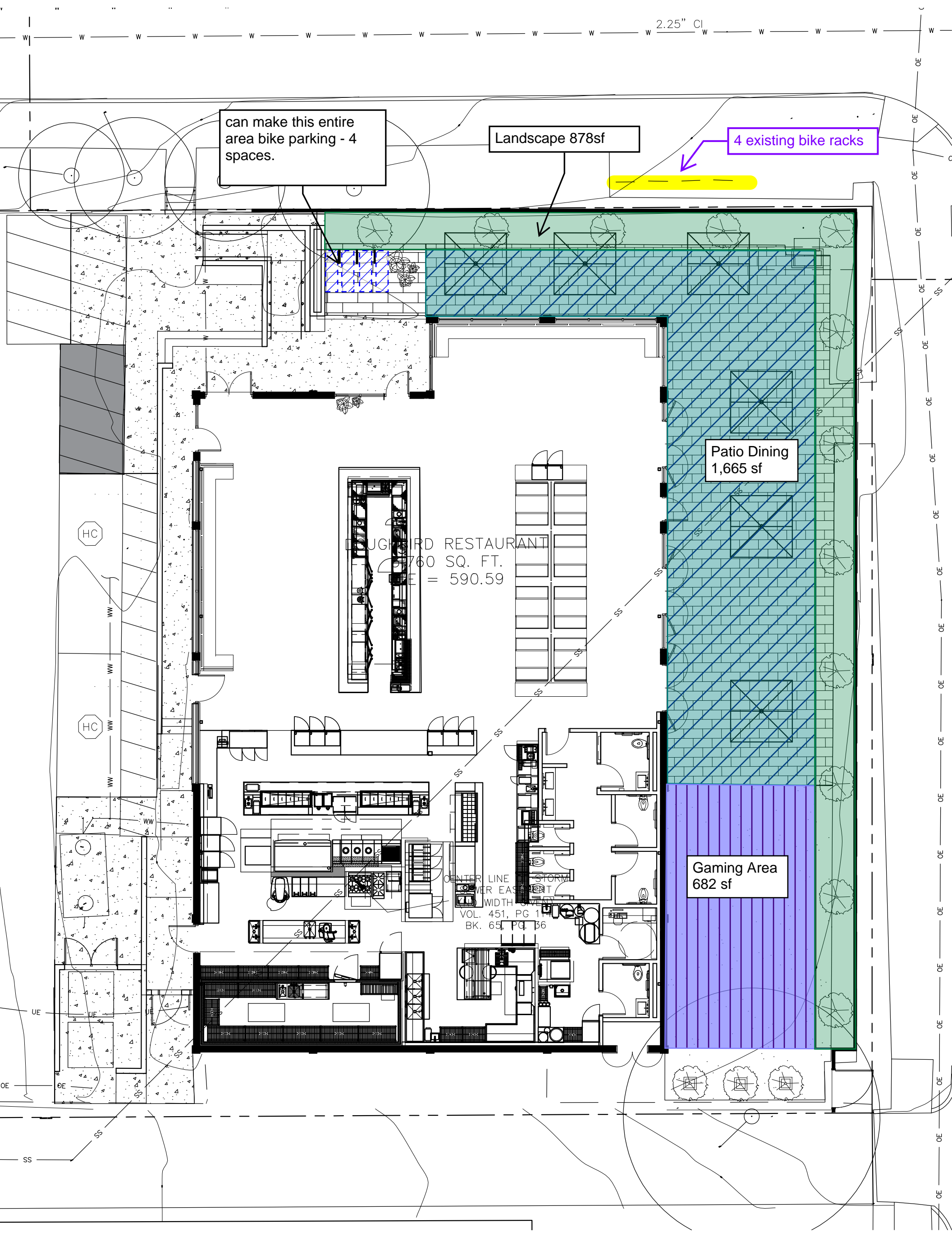
AWNING FABRIC

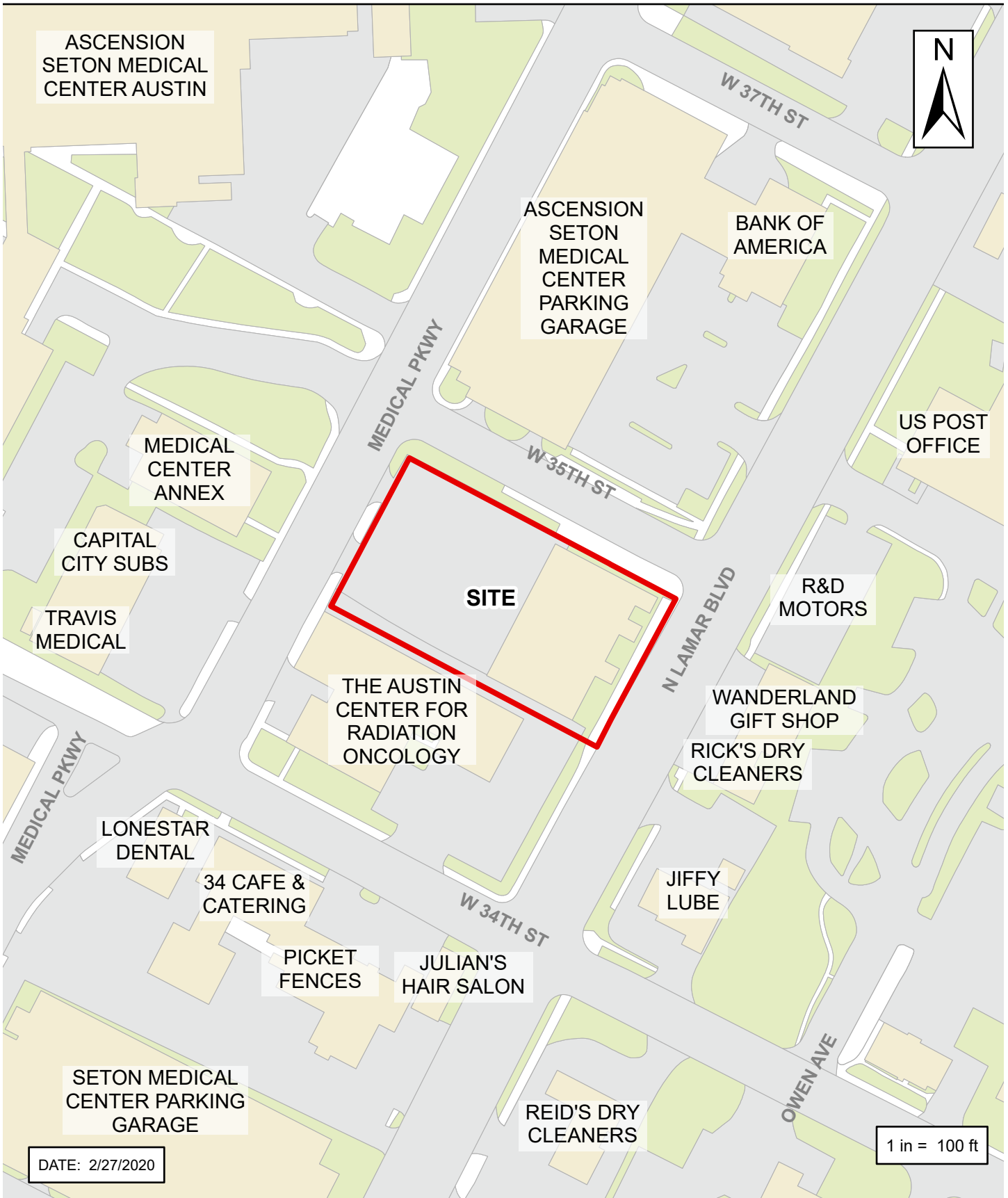


BLACKENED STEEL



SLUMP BLOCK

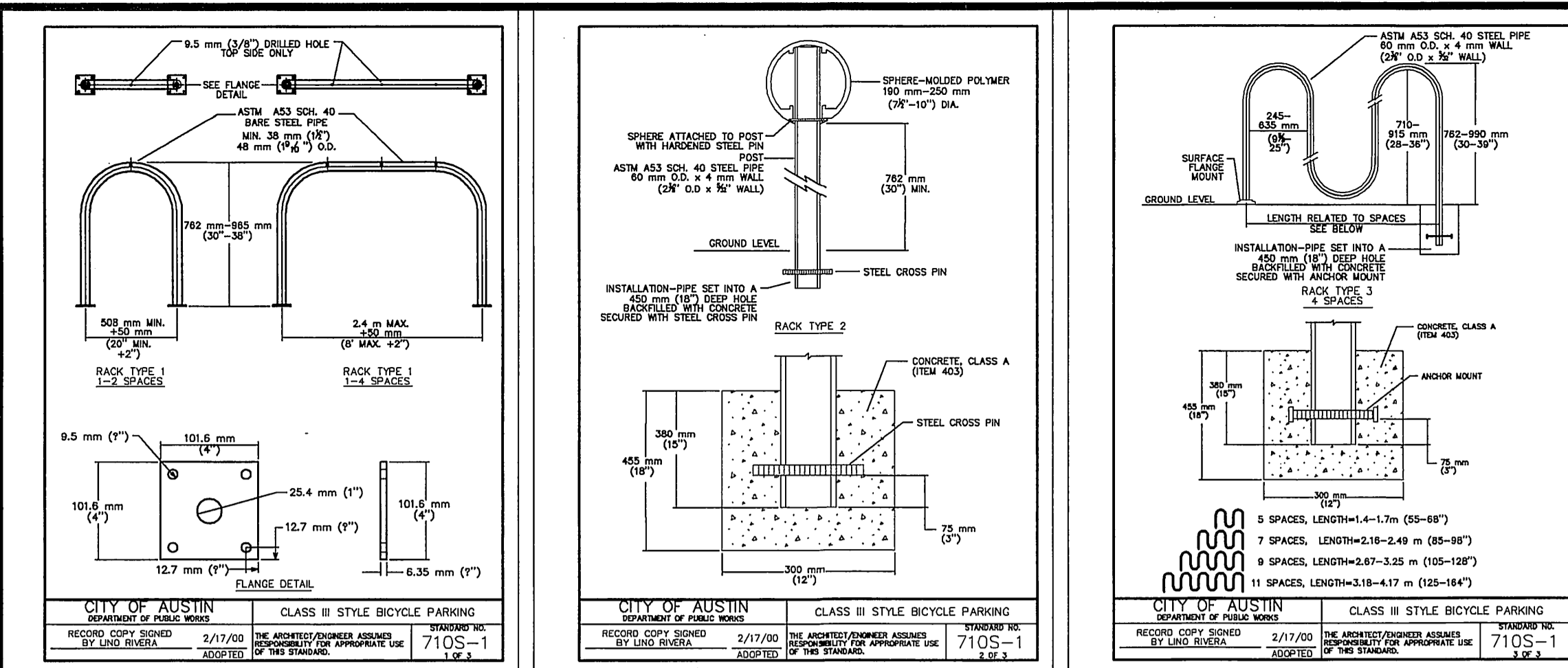




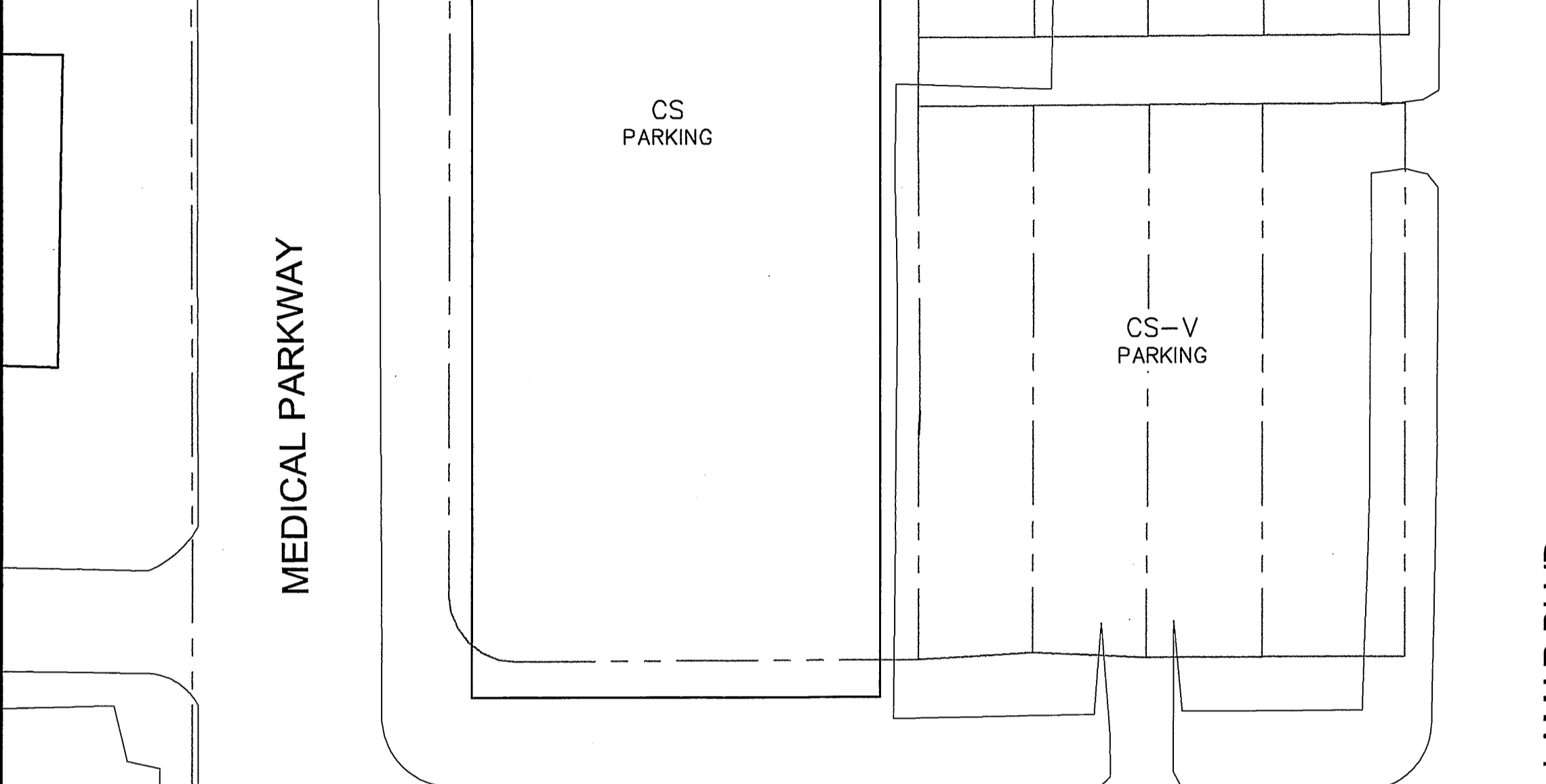
This exhibit is for graphical representation only and is based on the best information available and is subject to change without notice.

AUSTIN DOUGHBIRD
3418 N LAMAR BLVD, AUSTIN, TEXAS

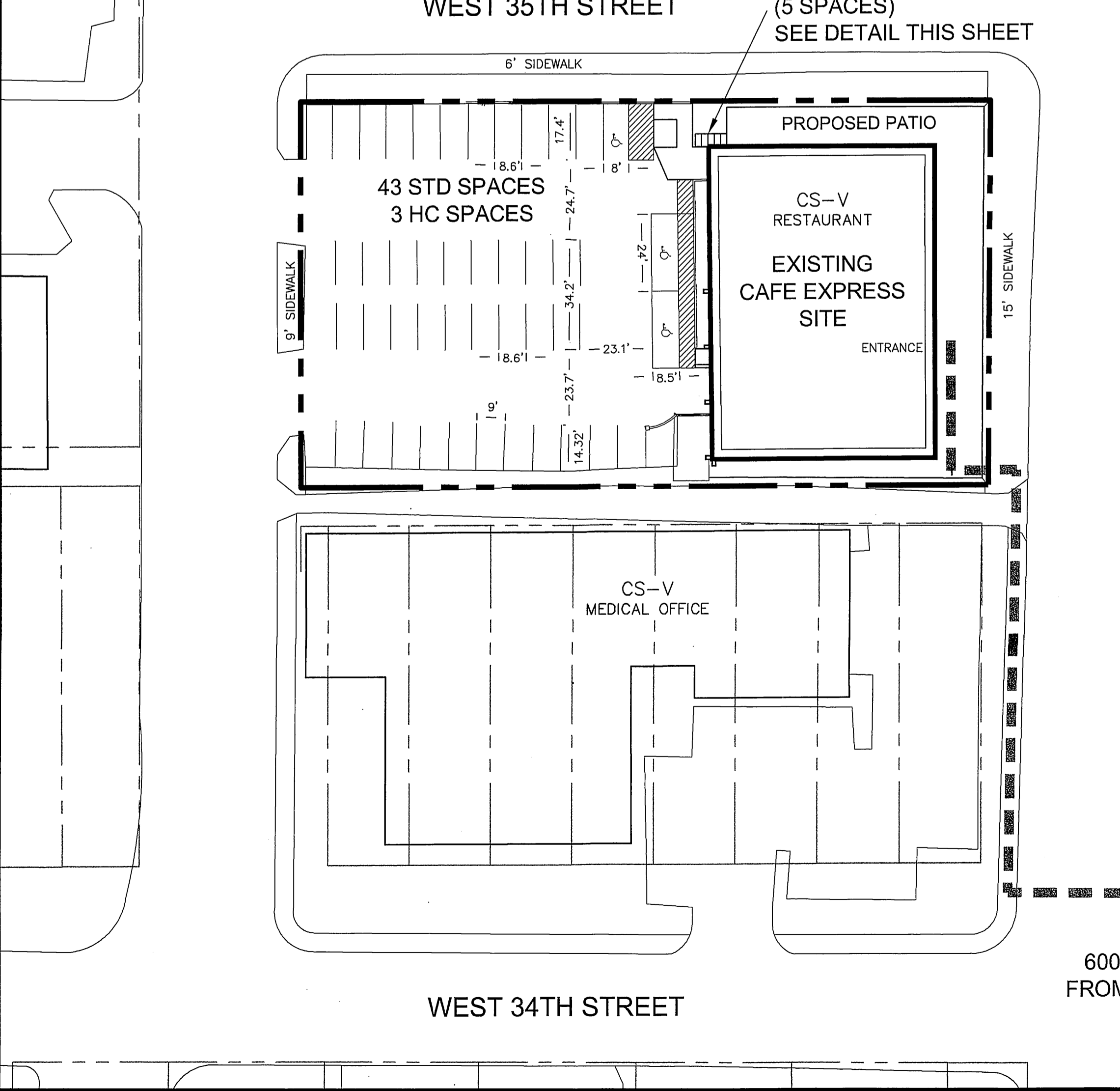
PROJECT: 222012015



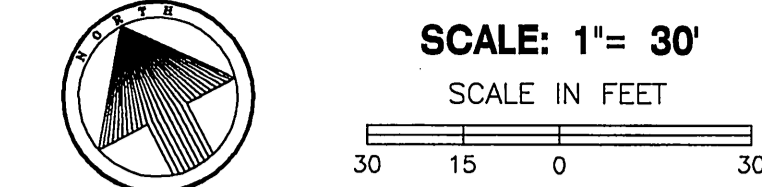
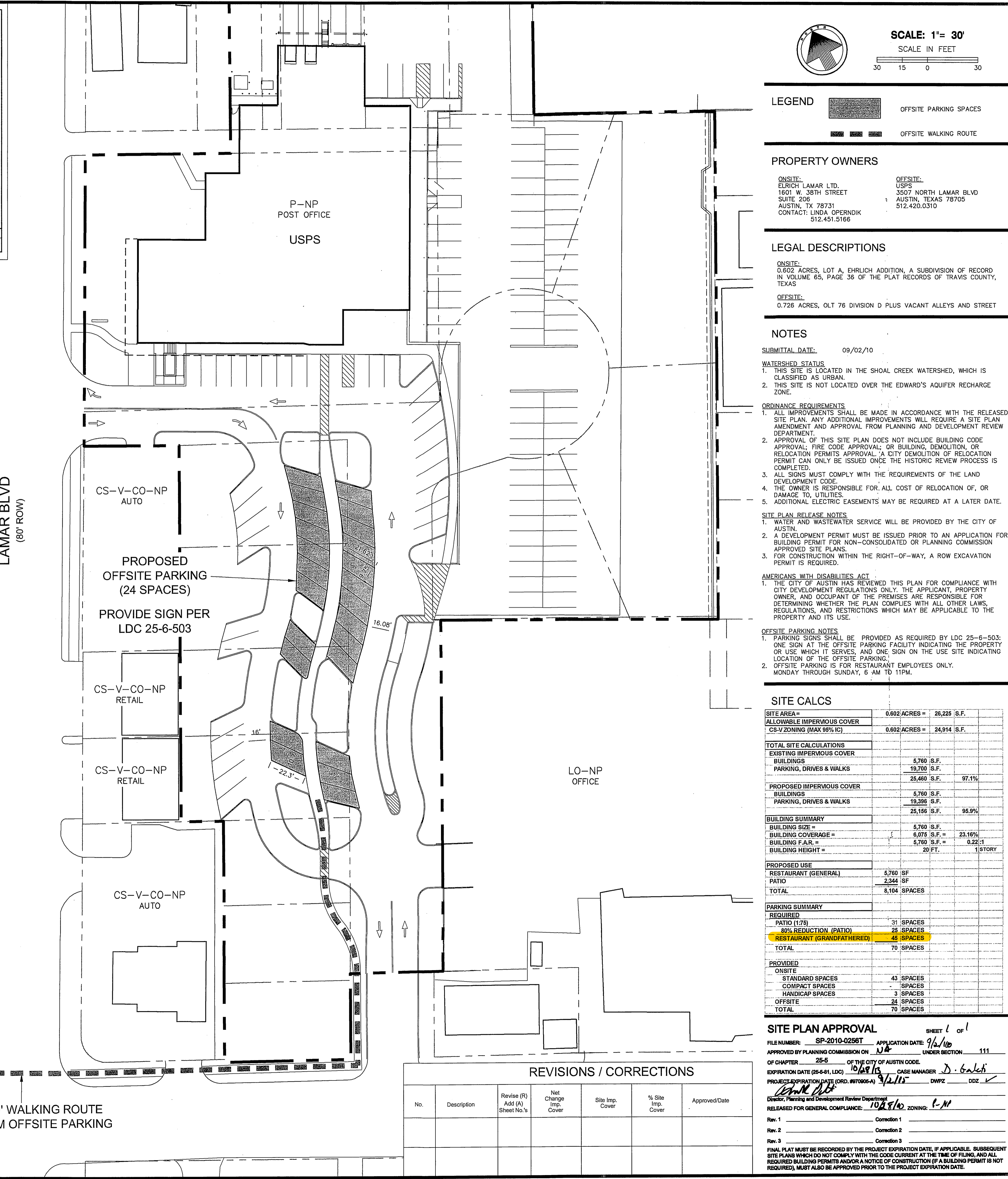
CITY OF AUSTIN CLASS II STYLE BICYCLE PARKING
 RECORD COPY SHOWN BY LINE NUMBER 2/17/00 THE ARCHITECT/ENGINEER ASSURES THE ACCURACY OF THE INFORMATION PROVIDED ON THIS SHEET. 710S-1 1 OF 2



CITY OF AUSTIN CLASS II STYLE BICYCLE PARKING
 RECORD COPY SHOWN BY LINE NUMBER 2/17/00 THE ARCHITECT/ENGINEER ASSURES THE ACCURACY OF THE INFORMATION PROVIDED ON THIS SHEET. 710S-1 2 OF 2



CITY OF AUSTIN CLASS II STYLE BICYCLE PARKING
 RECORD COPY SHOWN BY LINE NUMBER 2/17/00 THE ARCHITECT/ENGINEER ASSURES THE ACCURACY OF THE INFORMATION PROVIDED ON THIS SHEET. 710S-1 1 OF 2



LEGEND
 OFFSITE PARKING SPACES
 OFFSITE WALKING ROUTE

PROPERTY OWNERS
 ONSITE: ELRICH LAMAR LTD. 1601 W. 38TH STREET SUITE 206 AUSTIN, TX 78731 CONTACT: LINDA OPERNDIK 512.451.5166
 OFFSITE: USPS 3507 NORTH LAMAR BLVD AUSTIN, TEXAS 78705 512.420.0310

LEGAL DESCRIPTIONS
 ONSITE: 0.602 ACRES, LOT A, EHRlich ADDITION, A SUBDIVISION OF RECORD IN VOLUME 65, PAGE 36 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS
 OFFSITE: 0.726 ACRES, OLT 76 DIVISION D PLUS VACANT ALLEYS AND STREET

NOTES
 SUBMITTAL DATE: 09/02/10
 WATERSHED STATUS
 1. THIS SITE IS LOCATED IN THE SHOAL CREEK WATERSHED, WHICH IS CLASSIFIED AS URBAN.
 2. THIS SITE IS NOT LOCATED OVER THE EDWARD'S AQUIFER RECHARGE ZONE.
 ORDINANCE REQUIREMENTS
 1. ALL IMPROVEMENTS SHALL BE MADE IN ACCORDANCE WITH THE RELEASED SITE PLAN. ANY ADDITIONAL IMPROVEMENTS WILL REQUIRE A SITE PLAN AMENDMENT AND APPROVAL FROM PLANNING AND DEVELOPMENT REVIEW DEPARTMENT.
 2. APPROVAL OF THIS SITE PLAN DOES NOT INCLUDE BUILDING CODE APPROVAL, FIRE CODE APPROVAL, OR BUILDING, DEMOLITION, OR RELOCATION PERMITS APPROVAL. A CITY DEMOLITION OF RELOCATION PERMIT CAN ONLY BE ISSUED ONCE THE HISTORIC REVIEW PROCESS IS COMPLETED.
 3. ALL SIGNS MUST COMPLY WITH THE REQUIREMENTS OF THE LAND DEVELOPMENT CODE.
 4. THE OWNER IS RESPONSIBLE FOR ALL COST OF RELOCATION OF, OR DAMAGE TO, UTILITIES.
 5. ADDITIONAL ELECTRIC EASEMENTS MAY BE REQUIRED AT A LATER DATE.
 SITE PLAN RELEASE NOTES
 1. WATER AND WASTEWATER SERVICE WILL BE PROVIDED BY THE CITY OF AUSTIN.
 2. A DEVELOPMENT PERMIT MUST BE ISSUED PRIOR TO AN APPLICATION FOR BUILDING PERMIT FOR NON-CONSOLIDATED OR PLANNING COMMISSION APPROVED SITE PLANS.
 3. FOR CONSTRUCTION WITHIN THE RIGHT-OF-WAY, A ROW EXCAVATION PERMIT IS REQUIRED.

AMERICANS WITH DISABILITIES ACT
 1. THE CITY OF AUSTIN HAS REVIEWED THIS PLAN FOR COMPLIANCE WITH CITY DEVELOPMENT REGULATIONS ONLY. THE APPLICANT, PROPERTY OWNER, AND OCCUPANT OF THE PREMISES ARE RESPONSIBLE FOR DETERMINING WHETHER THE PLAN COMPLIES WITH ALL OTHER LAWS, REGULATIONS, AND RESTRICTIONS WHICH MAY BE APPLICABLE TO THE PROPERTY AND ITS USE.
OFFSITE PARKING NOTES
 1. PARKING SIGNS SHALL BE PROVIDED AS REQUIRED BY LDC 25-6-503; ONE SIGN AT THE OFFSITE PARKING FACILITY INDICATING THE PROPERTY OR USE WHICH IT SERVES, AND ONE SIGN ON THE USE SITE INDICATING LOCATION OF THE OFFSITE PARKING.
 2. OFFSITE PARKING IS FOR RESTAURANT EMPLOYEES ONLY. MONDAY THROUGH SUNDAY, 6 AM TO 11PM.

SITE CALCS

SITE AREA	0.602 ACRES = 26,225 S.F.
ALLOWABLE IMPERVIOUS COVER	
CS-V ZONING (MAX 95% IC)	0.602 ACRES = 24,914 S.F.
TOTAL SITE CALCULATIONS	
EXISTING IMPERVIOUS COVER	
BUILDINGS	5,760 S.F.
PARKING, DRIVES & WALKS	19,700 S.F.
TOTAL	25,460 S.F. 97.1%
PROPOSED IMPERVIOUS COVER	
BUILDINGS	5,760 S.F.
PARKING, DRIVES & WALKS	19,398 S.F.
TOTAL	25,158 S.F. 95.9%
BUILDING SUMMARY	
BUILDING SIZE	5,760 S.F.
BUILDING COVERAGE =	6,075 S.F. = 23.16%
BUILDING F.A.R. =	5,760 S.F. = 0.22:1
BUILDING HEIGHT =	20 FT. 1 STORY
PROPOSED USE	
RESTAURANT (GENERAL)	5,760 SF
PATIO	2,344 SF
TOTAL	8,104 SPACES
PARKING SUMMARY	
REQUIRED	
PATIO (1:7.5)	31 SPACES
80% REDUCTION (PATIO)	25 SPACES
RESTAURANT (GRANDFATHERED)	45 SPACES
TOTAL	70 SPACES
PROVIDED	
ONSITE	
STANDARD SPACES	43 SPACES
COMPACT SPACES	3 SPACES
HANDICAP SPACES	3 SPACES
OFFSITE	24 SPACES
TOTAL	70 SPACES

SITE PLAN APPROVAL SHEET 1 OF 1
 FILE NUMBER: SP-2010-0256T APPLICATION DATE: 9/2/10 UNDER SECTION 111
 APPROVED BY PLANNING COMMISSION ON 10/28/10 UNDER SECTION 111
 OF CHAPTER 25-5 OF THE CITY OF AUSTIN CODE.
 EXPIRATION DATE (25-6-61, LDC): 10/28/10 CASE MANAGER: D. Galich
 PROJECT EXPIRATION DATE (ORD. #870006-A): 9/2/15 DWPZ DOZ ✓
 Designer, Planning and Development Review Department
 RELEASED FOR GENERAL COMPLIANCE: 10/28/10 ZONING: L-M

REVISIONS / CORRECTIONS

No.	Description	Revise (R) Add (A) Sheet No.'s	Net Change Imp. Cover	Site Imp. Cover	% Site Imp. Cover	Approved/Date
Rev. 1	Correction 1					
Rev. 2	Correction 2					
Rev. 3	Correction 3					

Thrauer Design
 LAND PLANNERS
 P.O. BOX 41957 • AUSTIN, TEXAS 78704 • (512) 476-4456

NO	DATE	DESCRIPTION

CAFE EXPRESS OFFSITE PARKING
 3414 NORTH LAMAR BLVD
 AUSTIN, TEXAS 78705

SITE PLAN
 SHEET NO. 1 OF 1
 SP-2010-0256T