

Proposed Work:

New Two-Story, Single Family Residence (Existing Garage in place) with two bedrooms & two baths downstairs, two bedrooms & one bath upstairs (4:3 total). Covered porch at rear (9'x19'), covered entry porch at front of home with steps.

Location of Proposed Work:

Front of lot just past the 25' build line and the critical root zones of the Oak & Pecan trees also located at the front of the lot. Home will be located right (from street view) of the existing concrete drive. This concrete drive will host the staging area and dumpster required for the construction process. All specific measurements and locations are shown on the site plan attached with this application, as well as the tree protection details.

Proposed Materials:

Galvalume Metal Roof on whole home + 6" gutters (color: light grey/silver to match existing garage). Stained cedar posts and handrails (color: Royal Walnut – to match front door and existing garage door). Siding around whole home apart from the bump-out at the front of the home where the upstairs bedroom is – this will be stucco (siding color – SW 6253 Olympus White, stucco color – SW 6253 Olympus White). Trim color: SW 7005 Pure White. All windows will have white frames as shown in the renderings attached with this application.



NOT ORIGINAL DWH PLAN
THIS PLAN HAS BEEN
REVISED BY 3RD PARTY

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David Weekley Homes

DWC

Date: 09/16/20

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

Rev.: 12/19/20

Lot: 25

Proj. No.: 2045

Job No.: 0114

Blk:

Sect:

BRYKERWOODS G
3207 FUNSTON STREET
AUSTIN, TX 78703

NORTH

C218 A

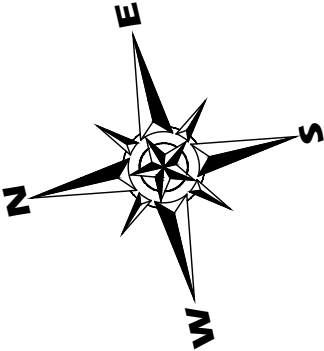
PLT_PLAN-1

GREENLY-DAVIS

CENTRAL LIVING



December 19, 2020
Daniel W. Carlson



SCALE: 1" = 20'

- LEGEND
- EM

GM

WM

C/O

PP

P

//

ELECTRIC METER

GAS METER

WATER METER

SEWER CLEAN OUT

POWER POLE

OVERHEAD POWER LINE

WOOD FENCE

METAL FENCE
- 19.5" OAK
TOTAL CRZ AREA: 1195 SF
IMPERVIOUS: 347 SF
OR 29.0% DISTURBED
- AVERAGE GRADE CALCS.
- | | |
|-------------------|---------|
| *HIGH POINT GRADE | 605.79 |
| *LOW POINT GRADE | 602.95 |
| TOTAL | 1208.74 |
| | +2 |
| AVERAGE GRADE | 604.37 |
- *SEE SITE PLAN FOR GRADE INFO.
- TREE TABLE
- | TAG# | SIZE/TYPE |
|------|----------------|
| 26 | 19.5" OAK |
| 27 | 29.5" PECAN |
| 179 | 8" CHINA BERRY |
| 180 | 7" HACKBERRY |
| 181 | 19" OAK |
| 211 | 7" HACKBERRY |
- 29.5: PECAN
TOTAL CRZ AREA: 2734 SF
IMPERVIOUS: 787 SF
OR 29.2% DISTURBED
-
- FUNSTON STREET
(50' R.O.W.)
- BUILDER TO PAY FEE IN LIEU
OF POURING CITY SIDEWALK

- LEGEND
- EM

GM

WM

C/O

PP

P

//

— ELECTRIC METER

— GAS METER

— WATER METER

— SEWER CLEAN OUT

— POWER POLE

— OVERHEAD POWER LINE

— WOOD FENCE

— METAL FENCE
-
- CITY OF AUSTIN TREE NOTES:
THE FOLLOWING APPLIES TO ALL TREES 19" AND LARGER ON THIS SITE:
1) A MINIMUM OF 50% OF THE CRZ MUST BE PRESERVED AT NATURAL GRADE, WITH NATURAL GROUND COVER.
2) NO CUT OR FILL GREATER THAN FOUR (4) INCHES WILL BE LOCATED WITHIN THE 1/2-CRZ.
3) NO CUT OR FILL IS PERMITTED WITHIN THE 1/4-CRZ
4) TRIMMING/PRUNING MORE THAN 25% OF THE CANOPY MUST BE APPROVED BY AN ARBORIST PRIOR TO PERFORMING THE TRIMMING. TAKE PHOTOS OF ANY TREES PRIOR TO TRIMMING/PRUNING.

NONE OF THE FOLLOWING WILL IMPACT ANY OF THE 1/2-CRZ OF ANY TREES ON THIS SITE: ACCESS ROUTE MATERIAL STAGING AREA, SPOILS, PORT-A-POTTY, OR CONCRETE WASHOUT AREA.
- NOT ORIGINAL DWH PLAN
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- TREE TABLE

TAG#	SIZE/TYPE
26	19.5" OAK
27	29.5" PECAN
179	8" CHINA BERRY
180	7" HACKBERRY
181	19" OAK
211	7" HACKBERRY
- N.C.B.D.C.

NATIONAL COUNCIL OF

BUILDING DESIGNERS

CERTIFICATION

DANIEL W. CARLSON

CERTIFICATION NO. 44-521

December 19, 2020

Daniel W. Carlson
- TREE PROTECTION – CHAIN LINK FENCE AROUND 1/2-CRZ WITH MULCH BED INSIDE FENCE, 2x4 STUDS WRAPPING TREE. AN 8-INCH LAYER OF MULCH WITHIN THE ENTIRE AVAILABLE ROOT ZONE AREA IS REQUIRED FOR TREES WHICH HAVE ANY DISTURBANCE INDICATED WITHIN ANY PORTION OF THE CRITICAL ROOT ZONE.

NO IMPACTS ALLOWED DURING OR AFTER CONSTRUCTION WITHIN THE 1/4-CRZ

NO FORM BOARD STAKES DEEPER THAN 4 INCHES IN THE 1/2-CRZ.

NO CUT OR FILL EXCEEDING 4 INCHES IN THE 1/2-CRZ.
- FUNSTON STREET
(50' R.O.W.)
- © Weekley Homes L.P. 2011
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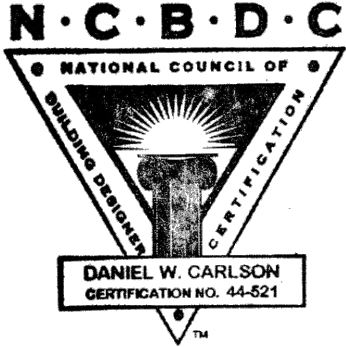
PLT_PLAN-2

GREENLY-DAVIS

CENTRAL LIVING

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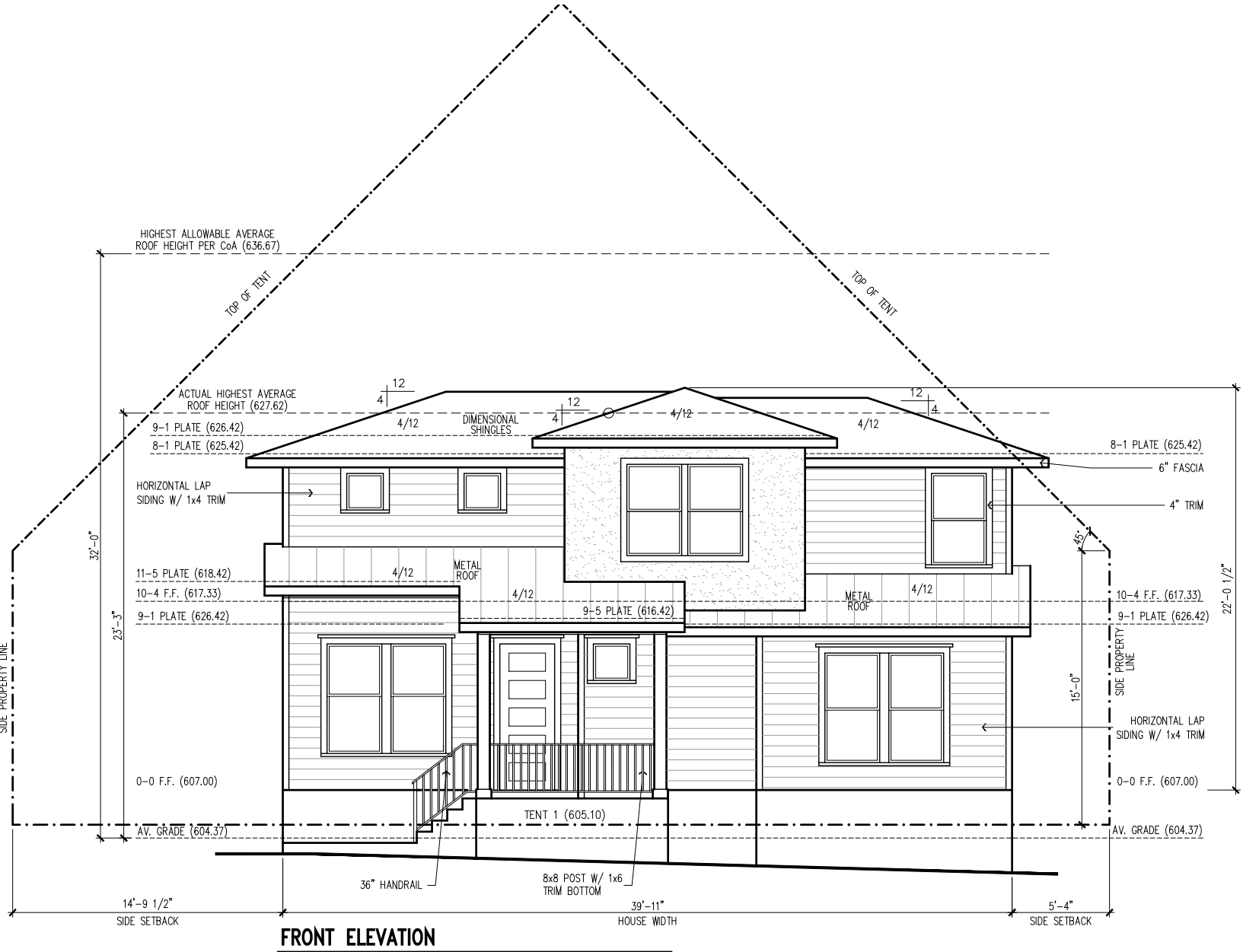
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**BRYKERWOODS G
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NORTH
C218 A
ELV-1

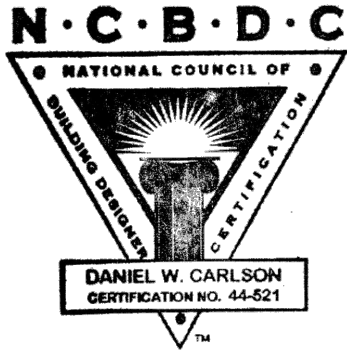
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CENTRAL LIVING



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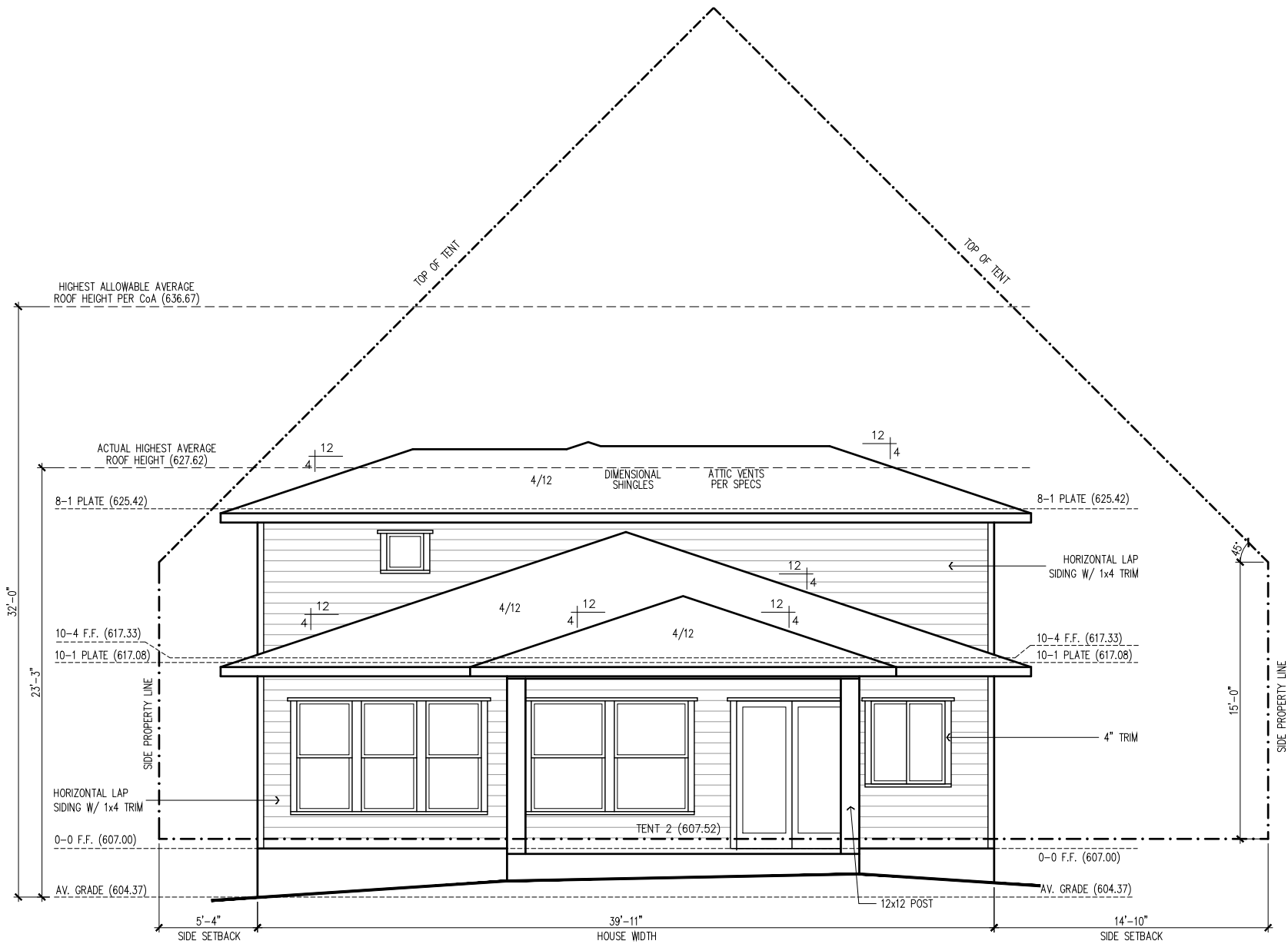
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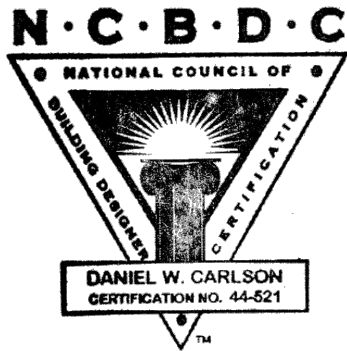
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REAR ELEVATION

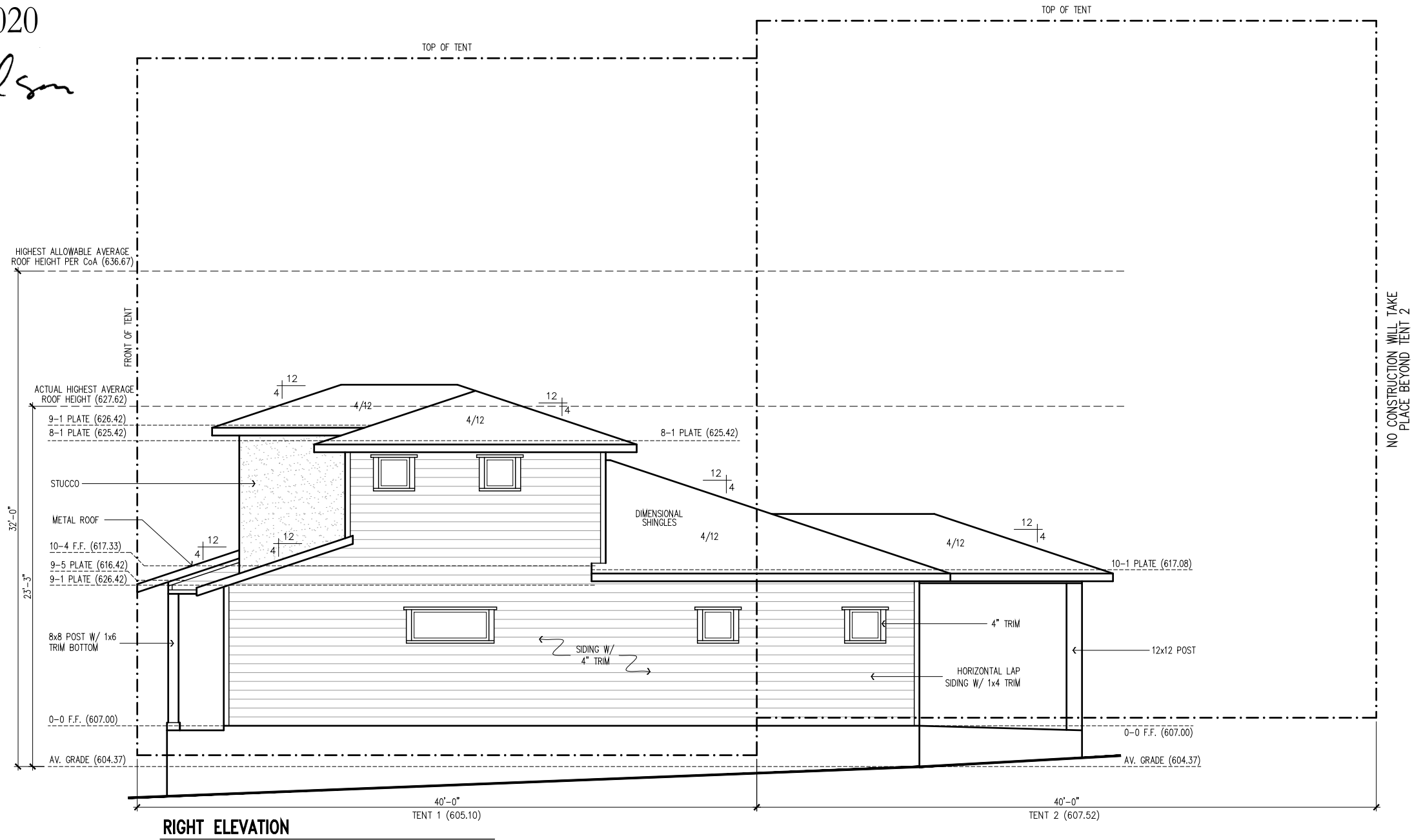
Lot: 25	Proj. No.: 2045	BRYKERWOODS G 3207 FUNSTON STREET AUSTIN, TX 78703
Blk:	Job No.: 0114	

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CENTRAL LIVING



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Daniel W. Carlson



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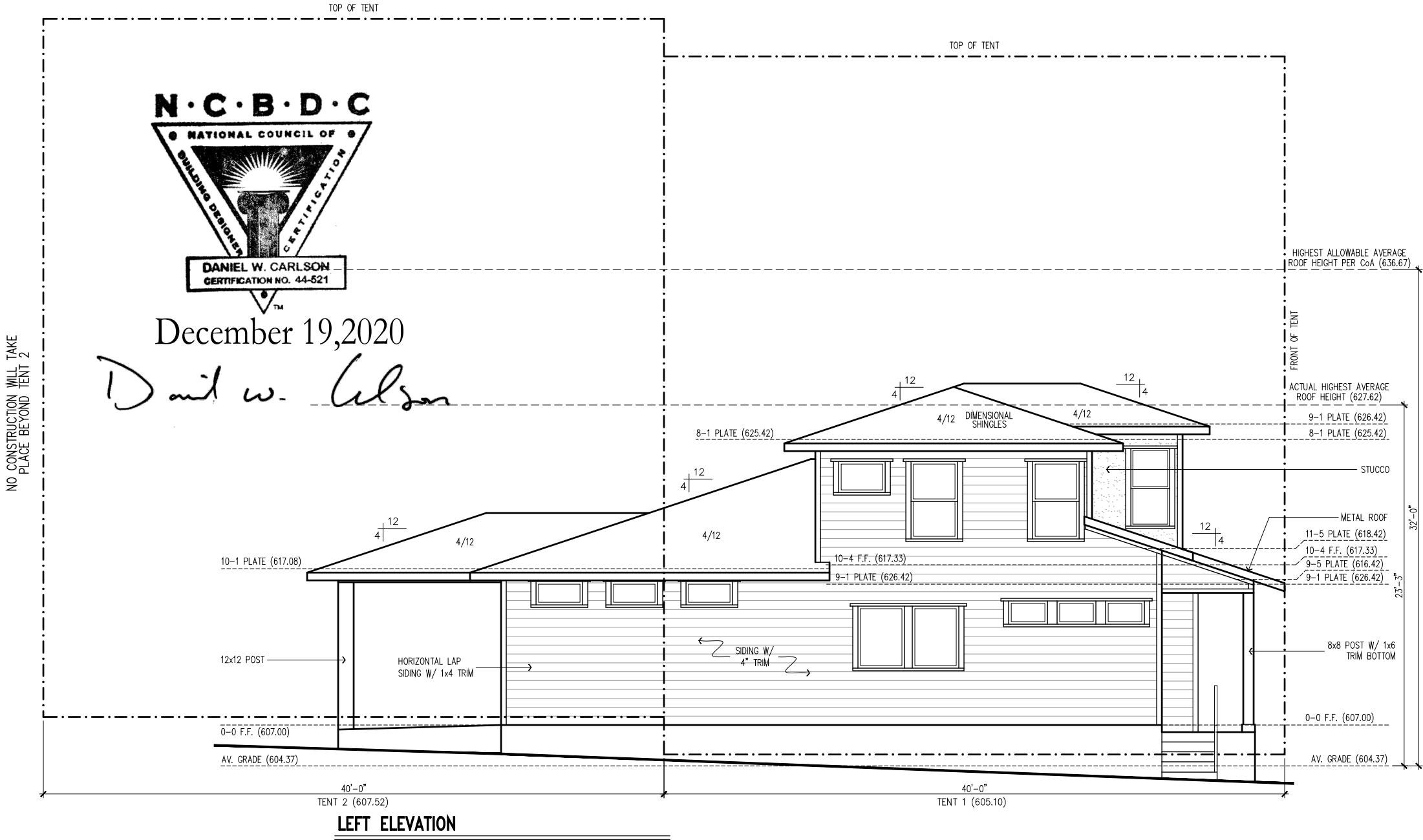
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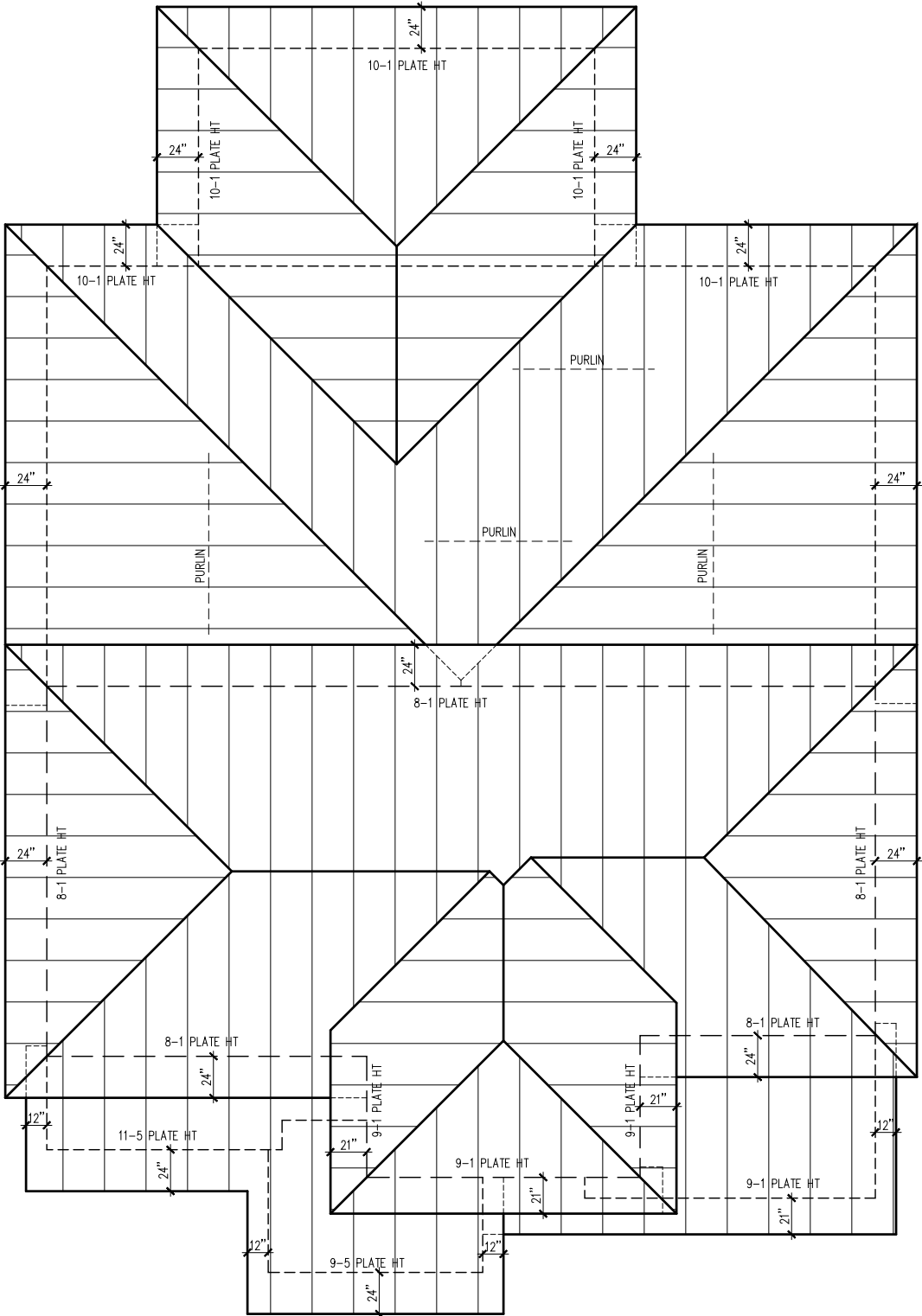
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CENTRAL LIVING

GREENLY-DAVIS

CENTRAL LIVING





ROOF PLAN

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CENTRAL TEXAS ROOF PLAN

UNLESS OTHERWISE NOTED: ALL MEMBERS TO BE NO.2 GRADE 2x6's S.Y.P. @ 24" O.C.

PURLINS TO BE SUPPORTED BY STRUTS (no smaller than 2x4). STRUTS INSTALLED TO BEARING WALLS OR BEAM AT A SLOPE NOT LESS THAN 45°. STRUTS SHALL BE SPACED NOT MORE THAN 4'-0" O.C. AND THE UNBRACED LENGTH SHALL NOT TO EXCEED 8'-0".

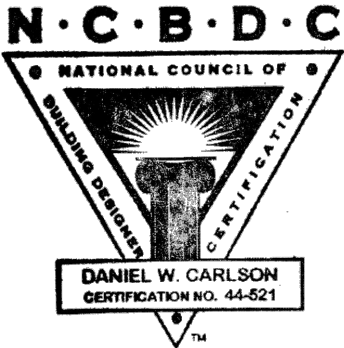
PURLIN SHALL NEVER BE SMALLER THAN SUPPORTED RAFTER.

OVERHANGS @ 6/12 PITCH TO BE 21" FROM OUTSIDE FACE OF FRAME, OTHERS TO MATCH.

OVERHANGS @ GABLE ENDS TO BE 12" FROM OUTSIDE FACE OF FRAME.

NOTE: REFER TO SLOPE CEILING SECTION ON TYPICAL DETAIL SHEET.

CRIPPLES ARE TO BE PROVIDED FOR ALL JOISTS FASTENED TO RAFTERS.



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