

GENERAL NOTES
<p>GENERAL NOTES</p> <ul style="list-style-type: none">- ALL WORK TO CONFORM TO AND MEET LOCAL MINIMUM CODES, ORDINANCES, RULES, REGULATIONS AND LAWS OF BUILDING OFFICIALS OR AUTHORITIES HAVING JURISDICTION. ALL WORK NECESSARY TO COMPLY WITH SUCH REQUIREMENTS SHALL BE PROVIDED BY THE CONTRACTOR.- CONTRACTOR IS RESPONSIBLE FOR LAYOUT OF PROJECT - REPORT ANY VARIATIONS BETWEEN ACTUAL SITE CONDITIONS AND INFORMATION SHOWN ON DRAWINGS TO ARCHITECT IN TIMELY MANNER.- GENERAL CONTRACTOR IS RESPONSIBLE FOR COORDINATION OF ALL STRUCTURAL REQUIREMENTS.- GENERAL CONTRACTOR TO CUT + PATCH FOR ALL TRADES UNLESS NOTED OTHERWISE.- DETAILS TO MATCH EXISTING CONDITIONS, EXCEPT AS NOTED. VERIFY AND REVIEW W/ ARCH.- GENERAL CONTRACTOR IS TO PROVIDE ALL BUILDING PERMITS + UTILITIES. EACH SUB CONTRACTOR TO PROVIDE PERMITS AND FEES REQUIRED FOR HIS TRADE AND ALL INSPECTIONS REQUIRED BY CODE.- GENERAL CONTRACTOR TO KEEP CONSTRUCTION SITE CLEAN + ORGANIZED.- RELOCATE EXISTING UTILITIES AS REQUIRED (GAS, ELECTRIC, CABLE + TELEPHONE) SEE SITE PLAN FOR NEW LOCATIONS.- ALL TRENCHING REQ'D FOR UTILITIES TO BE DONE W/ EXTREME CARE TO ENSURE PROTECTION OF TREE AND PLANTING ROOT SYSTEMS. WORK TO BE AROUND ROOTS, NOT THROUGH.- G.C. TO PROTECT ALL PLANTING BEDS, TREES, OVERHEAD BRANCHES AND LANDSCAPE. U.N.O. - REVIEW W/ OWNER ALL AREAS WHERE ACCESS WILL BE NEEDED SO THAT OWNER CAN MAKE PROVISIONS TO PROTECT OR REMOVE MATERIAL. <p>TREE PROTECTION</p> <ul style="list-style-type: none">- ALL TREES AND NATURAL AREAS SHOWN ON PLAN TO BE PRESERVED SHALL BE PROTECTED DURING CONSTRUCTION WITH TEMPORARY FENCING.- PROTECTIVE FENCES SHALL BE ERECTED ACCORDING TO CITY OF AUSTIN STANDARDS FOR TREE PROTECTION.- PROTECTIVE FENCES SHALL BE INSTALLED PRIOR TO THE START OF ANY SITE PREPARATION WORK (CLEARING, GRUBBING, OR GRADING), AND SHALL BE MAINTAINED THROUGHOUT ALL PHASES OF THE CONSTRUCTION PROJECT.- EROSION AND SEDIMENTATION CONTROL BARRIERS SHALL BE INSTALLED OR MAINTAINED IN A MANNER WHICH DOES NOT RESULT IN SOIL BUILD UP WITHIN TREE DRIP LINES.- PROTECTIVE FENCES SHALL SURROUND THE TREES OR GROUP OF TREES, AND WILL BE LOCATED AT THE OUTERMOST LIMIT OF BRANCHES (DRIP LINE), FOR NATURAL AREAS, PROTECTIVE FENCES SHALL FOLLOW THE LIMIT OF CONSTRUCTION LINE, IN ORDER TO PREVENT THE FOLLOWING:<ul style="list-style-type: none">A. SOIL COMPACTION IN THE ROOT ZONE AREA RESULTING FROM VEHICULAR TRAFFIC OR STORAGE OF EQUIPMENT OR MATERIALS.B. ROOT ZONE DISTURBANCES DUE TO GRADE CHANGES (GREATER THAN 6" CUT OR FILL), OR TRENCHING NOT REVIEWED AND AUTHORIZED BY THE CITY ARBORIST.C. WOUNDS TO EXPOSED ROOTS, TRUNK OR LIMBS BY MECHANICAL EQUIPMENT.D. OTHER ACTIVITIES DETRIMENTAL TO TREES SUCH AS CHEMICAL STORAGE, CEMENT TRUCK CLEANING, AND FIRES.- EXCEPTIONS TO INSTALLING FENCES AT TREE DRIP LINES MAY BE PERMITTED IN THE FOLLOWING CASES:<ul style="list-style-type: none">A. WHERE THERE IS TO BE AN APPROVED GRADE CHANGE, IMPERMEABLE PAVING SURFACE, TREE WELL, OR OTHER SUCH SITE DEVELOPMENT, ERECT THE FENCE APPROXIMATELY 2 TO 4 FEET BEYOND THE AREA DISTURBED;B. WHERE PERMEABLE PAVING IS TO BE INSTALLED WITHIN A TREE'S DRIP LINE, ERECT THE FENCE AT THE OUTER LIMITS OF THE PERMEABLE PAVING AREA (PRIOR TO SITE GRADING SO THAT THIS AREA IS GRADED SEPARATELY PRIOR TO PAVING INSTALLATION TO MINIMIZED ROOT DAMAGE);C. WHERE TREES ARE CLOSE TO PROPOSED BUILDINGS, ERECT THE FENCE TO ALLOW 6 TO 10 FEET OF WORK SPACE BETWEEN THE FENCE AND THE BUILDING;D. WHERE THERE ARE SEVERE SPACE CONSTRAINTS DUE TO TRACT SIZE, OR OTHER SPECIAL REQUIREMENTS, CONTACT THE CITY ARBORIST AT 974-8516 TO DISCUSS ALTERNATIVES.- WHERE ANY OF THE ABOVE EXCEPTIONS RESULT IN A FENCE BEING CLOSER THAN 4" TO A TREE TRUNK, PROTECT THE TRUNK WITH STRAPPED-ON PLANKING TO THE HEIGHT OF 8" (OR THE LIMITS OF LOWER BRANCHING) IN ADDITION TO THE REDUCED FENCING PROVIDED.- TREES APPROVED FOR REMOVAL SHALL BE REMOVED IN A MANNER WHICH DOES NOT IMPACT TREES TO BE PRESERVED.- ANY ROOTS EXPOSED BY CONSTRUCTION ACTIVITY SHALL BE PRUNED FLUSH WITH THE SOIL. BACKFILL ROOT AREAS WITH GOOD QUALITY TOP SOIL AS SOON AS POSSIBLE. IF EXPOSED ROOT AREAS ARE NOT BACKFILLED WITHIN 2 DAYS, COVER THEM WITH ORGANIC MATERIAL IN A MANNER WHICH REDUCES SOIL TEMPERATURE AND MINIMIZES WATER LOSS DUE TO EVAPORATION.- ANY TRENCHING REQUIRED FOR THE INSTALLATION OF LANDSCAPE IRRIGATION SHALL BE PLACED AS FAR FROM EXISTING TREE TRUNKS AS POSSIBLE.- NO LANDSCAPE TOPSOIL DRESSING GREATER THAN 4" SHALL BE PERMITTED WITHIN THE DRIP LINE OF TREES. NO SOIL IS PERMITTED ON THE ROOT FLARE OF ANY TREE.- PRUNING TO PROVIDE CLEARANCE FOR STRUCTURES, VEHICULAR TRAFFIC AND EQUIPMENT SHALL TAKE PLACE BEFORE DAMAGE OCCURS (RIPPING OF BRANCHES, ETC.).- ALL FINISHED PRUNING SHALL BE DONE ACCORDING TO RECOGNIZED, APPROVED STANDARDS OF THE INDUSTRY (REFERENCE THE NATIONAL ARBORIST ASSOC. PRUNING STANDARDS FOR SHADE TREES AVAILABLE ON REQUEST FROM THE CITY ARBORIST).- DEVIATIONS FROM THE ABOVE NOTES MAY BE CONSIDERED ORDINANCE VIOLATIONS IF THERE IS SUBSTANTIAL NON-COMPLIANCE OR IF A TREE SUSTAINS DAMAGE AS A RESULT.

VISITABILITY NOTES
<p>VISITABLE BATHROOMS</p> <ul style="list-style-type: none">- A VISITABLE DWELLING MUST BE DESIGNED AND CONSTRUCTED WITH AT LEAST ONE BATHROOM GROUP OR A HALF BATH ON THE FIRST FLOOR THAT MEETS THE FOLLOWING REQUIREMENTS:<ul style="list-style-type: none">1. A MINIMUM CLEAR OPENING OF 30 INCHES IS REQUIRED.2. LATERAL TWO-INCH BY SIX-INCH OR LARGER NOMINAL WOOD BLOCKING MUST BE INSTALLED FLUSH WITH STUD EDGES OF BATHROOM WALLS; AND3. THE CENTERLINE OF THE BLOCKING MUST BE 34 INCHES FROM AND PARALLEL TO THE INTERIOR FLOOR LEVEL, EXCEPT FOR THE PORTION OF THE WALL LOCATED DIRECTLY BEHIND THE LAVATORY. <p>VISITABLE LIGHT SWITCHES, RECEPTACLES, AND ENVIRONMENTAL CONTROLS</p> <ul style="list-style-type: none">- THE FIRST FLOOR OF A VISITABLE DWELLING MUST MEET THE FOLLOWING REQUIREMENTS:<ul style="list-style-type: none">1. LIGHT SWITCHES AND ENVIRONMENTAL CONTROLS MUST BE NO HIGHER THAN 48 INCHES ABOVE THE INTERIOR FLOOR LEVEL; AND2. OUTLETS AND RECEPTACLES MUST BE A MINIMUM OF 15 INCHES ABOVE THE INTERIOR FLOOR LEVEL, EXCEPT FOR FLOOR OUTLETS AND RECEPTACLES. <p>VISITABILITY BATHROOM ROUTE</p> <ul style="list-style-type: none">- A BATHROOM GROUP OR HALF BATH DESIGNATED FOR VISITABILITY UNDER SECTION R320.3 MUST BE ACCESSIBLE BY A ROUTE WITH A MINIMUM CLEAR OPENING OF 32 INCHES BEGINNING AT THE VISITABLE ENTRANCE DESIGNATED UNDER SECTION 320.6 AND CONTINUING THROUGH THE LIVING ROOM, DINING ROOM, AND KITCHEN, AND BE LEVEL WITH RAMPED OR BEVELED CHANGES AT DOOR THRESHOLDS. <p>EXCEPTIONS:</p> <ul style="list-style-type: none">- A VISITABLE ROUTE IS NOT REQUIRED THROUGH AN AREA LOCATED ON A SPLIT-LEVEL OR SUNKEN FLOOR, PROVIDED AN ALTERNATIVE ROUTE IS AVAILABLE. <p>VISITABLE DWELLING ENTRANCE</p> <ul style="list-style-type: none">- A DWELLING MUST BE ACCESSIBLE BY AT LEAST ONE NO-STEP ENTRANCE WITH A BEVELED THRESHOLD OF ONE-HALF INCH OR LESS AND A DOOR WITH A CLEAR WIDTH OF AT LEAST 32 INCHES. THE ENTRANCE MAY BE LOCATED AT THE FRONT, REAR, OR SIDE, OR IN THE GARAGE OR CARPORT, OF THE DWELLING. <p>WAIVER OF EXTERIOR VISITABLE ROUTE PROVISION FOR CERTAIN PROPERTIES</p> <ul style="list-style-type: none">- THE REQUIREMENTS OF SECTION R320.3 DO NOT APPLY TO:<ul style="list-style-type: none">1. LOTS WITH 10% OR GREATER SLOPE PRIOR TO DEVELOPMENT; OR2. PROPERTIES FOR WHICH COMPLIANCE CANNOT BE ACHIEVED WITHOUT THE USE OF SWITCHBACKS.

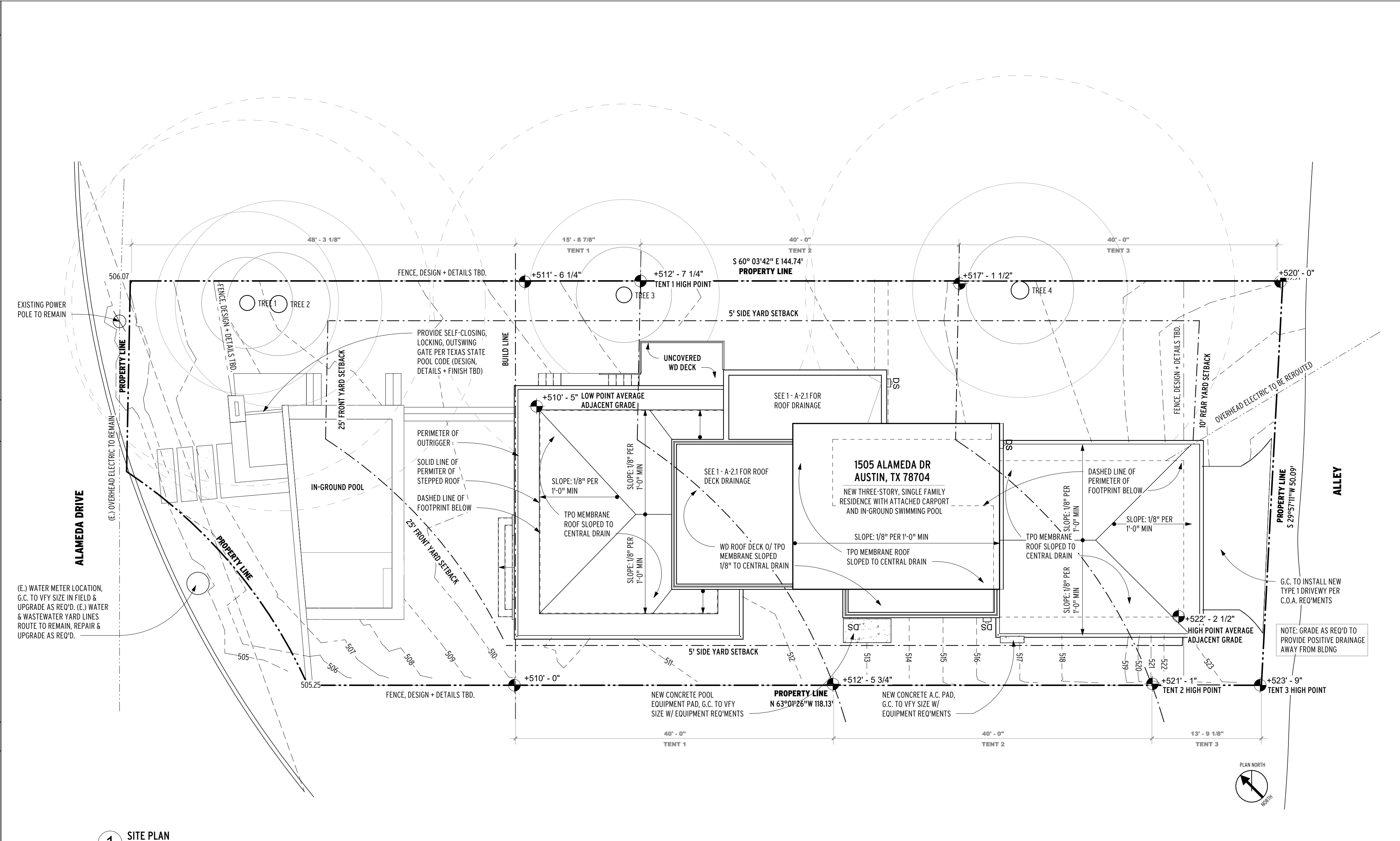
BUILDING AND SITE AREA				
AREA	EXISTING	NEW	EXEMPTION	TOTAL
(A.) 1ST FLOOR CONDITIONED	0 SF	1222 SF	0 SF	1222 SF
(B.) 2ND FLOOR CONDITIONED	0 SF	1483 SF	0 SF	1483 SF
(C.) 3RD FLR CONDITIONED	0 SF	172 SF	0 SF	172 SF
(D.) BASEMENT	0 SF	0 SF	0 SF	0 SF
(E.) ATTACHED COVERED PARKING (garage or carport)	0 SF	460 SF	0 SF	460 SF
(F.) DETACHED COVERED PARKING (garage or carport)	0 SF	0 SF	0 SF	0 SF
(G.) COVERED WOOD DECKS	0 SF	0 SF	0 SF	0 SF
(H.) COVERED PATIO	0 SF	0 SF	0 SF	0 SF
(I.) COVERED PORCHES	0 SF	190 SF	0 SF	190 SF
(J.) BALCONY	0 SF	0 SF	0 SF	0 SF
(K.) OTHER	0 SF	0 SF	0 SF	0 SF
(L.) DRIVEWAY	0 SF	210 SF	0 SF	210 SF
(M.) SIDEWALKS	0 SF	0 SF	0 SF	0 SF
(N.) UNCOVERED PATIO	0 SF	0 SF	0 SF	0 SF
(O.) UNCOVERED WOOD DECKS	0 SF	160 SF	80 SF	80 SF
(P.) AC PADS, FLATWORK	0 SF	132 SF	0 SF	132 SF
(Q.) OTHER (POOL COPING, RETAINING WALLS)	0 SF	102 SF	0 SF	102 SF
(R.) POOL (WATER SURFACE)	0 SF	214 SF	214 SF	0 SF
(S.) SPA	0 SF	0 SF	0 SF	0 SF
TOTAL SITE AREA	0 SF	4345 SF	294 SF	4051 SF

FLOOR AREA RATIO				
AREA	EXISTING	NEW	EXEMPTION	TOTAL
1ST FLOOR	0 SF	1134 SF	0 SF	1134 SF
2ND FLOOR	0 SF	1483 SF	0 SF	1483 SF
3RD FLOOR	0 SF	111 SF	0 SF	111 SF
ACCESSORY BUILDING(S)	0 SF	0 SF	0 SF	0 SF
AREA W/ CEILINGS > 15'	0 SF	0 SF	0 SF	0 SF
ATTIC	0 SF	0 SF	0 SF	0 SF
BASEMENT	0 SF	0 SF	0 SF	0 SF
CARPORT	0 SF	460 SF	450 SF	10 SF
GARAGE	0 SF	0 SF	0 SF	0 SF
GROUND FLOOR PORCH	0 SF	190 SF	190 SF	0 SF
TOTAL FAR COVERAGE	0 SF	3319 SF	640 SF	2738 SF

PROJECT INFORMATION
<p>ADDRESS:</p> <p>1505 ALAMEDA DRIVE AUSTIN, TX 78704</p> <p>LEGAL DESCRIPTION:</p> <p>LOT 15 BLKS 5 TRAVIS HEIGHTS SF3</p> <p>DESCRIPTION OF WORK:</p> <p>NEW CONSTRUCTION OF SINGLE FAMILY, 3-STORY HOUSE WITH ATTACHED CARPORT & IN-GROUND POOL</p> <p>OWNER:</p> <p>LUCKY DAYS' CASA, LLC CONTACT: MATT SCHWALBE 1024 BONHAM TERRACE AUSTIN, TX 78704 MWSCHWALBE@GMAIL.COM</p> <p>ARCHITECT:</p> <p>FAB ARCHITECTURE, LLC PATRICK OUSEY, ARCHITECT 405 CUMBERLAND RD AUSTIN, TX 78704 T (512) 469 0775 F (512) 469 0570 CONTACT: VICTORIA HARRINGTON VICTOIRA@FABARCHITECTURE.COM</p> <p>BUILDER:</p> <p>COBB DEVELOPMENT LLC VANCE COBB, CONTRACTOR 4608 CACTUS LANE AUSTIN, TX 78745 T (512) 550 2444 CONTACT: VANCE COBB VANCECOBB@GMAIL.COM</p>
SHEET INDEX
<p>ARCHITECTURAL</p> <p>A01 TITLE, PROJECT INFORMATION, & SITE PLAN A02 TREE PROTECTION & SITE STAGING PLAN A03 TENT EXHIBIT A11 FIRST FLOOR PLAN A12 UPPER FLOOR PLANS A21 REFLECTED CEILING PLANS A31 EXTERIOR ELEVATIONS A32 EXTERIOR ELEVATIONS & SECTIONS A51 INTERIOR ELEVATIONS</p> <p>STRUCTURAL</p> <p>S0 - S1 - S11 - S2 - S21 - S3 - S4 - S5 - S6 - S6.1 - S6.2 -</p>
APPLICABLE CODES
<p>2021 INTERNATIONAL BUILDING CODE 2021 UNIFORM PLUMBING CODE 2021 NATIONAL ELECTRIC CODE</p>

TREE SCHEDULE					
ID	TRUNK DIAMETER	SPECIES	CRZ AREA	CRZ IMPACT AREA	CRZ IMPACT
TREE 1	23.0"	LIVE OAK	1662 SF	158 SF	9.5%
TREE 2	26.0"	LIVE OAK	2124 SF	235 SF	11.1%
TREE 3	24.0"	LIVE OAK	1810 SF	377 SF	20.8%
TREE 4	27.0"	LIVE OAK	2290 SF	143 SF	6.2%

WINDOW TYPES		
TYPE "A" - FIXED ALUMINUM FRAME ANNOIDIZED FINISH TBD CLR GLS	TYPE "B" - CASEMENT ALUMINUM FRAME ANNOIDIZED FINISH TBD CLR GLS	TYPE "C" - HOPPER ALUMINUM FRAME ANNOIDIZED FINISH TBD CLR GLS
<p>WINDOW NOTES:</p> <ul style="list-style-type: none">- SEE ELEVATIONS FOR OPERATION AND HEAD HEIGHTS- DIMENSIONS ARE TO OUTSIDE OF FRAME U.N.O.- PROVIDE TEMPERED GLAZING @ HAZARDOUS LOCATIONS AS DEFINED BY IRC 2015- SEE EXTERIOR ELEVATIONS FOR CONFIGURATION & OPERATION		
TYPE "A": SWINGING GLASS DOOR ALUMINUM FRAME ANNOIDIZED FINISH TBD CLR GLS	TYPE "B": SLIDING GLASS DOOR, ALUMINUM FRAME, ANNOIDIZED FINISH TBD, CLR GLS. OPERATION NOT REFLECTED IN DIAGRAM ABV- SEE FLOOR PLANS & EXTERIOR ELEVATIONS FOR OPERATION, TYP.	TYPE "C": SOLID WD - PAINT
TYPE "D": CLR SAFETY GLS	TYPE "E": GARAGE DOOR	



1 SITE PLAN
1/8" = 1'-0"

DOOR SCHEDULE						
KEY	TYPE	SIZE	THICKNESS	OPERATION	LOCATION	REMARKS
1	E	18'-0" X 8'-0"	VEY	OVERHEAD	CARPORT	
2	CC	5'-8" X 7'-0"	VEY	SWING	STORAGE	
3	CC	5'-8" X 7'-0"	VEY	SWING	STORAGE	
4	A	3'-6" X 10'-0"	VEY	SWING	ENTRY	
5	C	2'-4" X 8'-0"	1 3/8"	SWING	POWDER	
6	C	2'-8" X 8'-0"	1 3/8"	SWING	STORAGE	
7	C	2'-8" X 8'-0"	1 3/8"	SWING	BED 1	
8	CC	5'-4" X 8'-0"	1 3/8"	SWING	CLOSET 1	
9	C	2'-0" X 8'-0"	1 3/8"	POCKET	BATH 1	
10	A	3'-6" X 10'-0"	VEY	SWING	ENTRY	
11	B	12'-0" X 10'-0"	VEY	SLIDER - OXO	LIVING	
12	C	3'-0" X 8'-0"	1 3/8"	SWING	STORAGE	
13	A	3'-0" X 10'-0"	VEY	SWING	KITCHEN	
15	C	2'-6" X 7'-0"	1 3/8"	POCKET	LAUNDRY	
16	C	2'-8" X 8'-0"	1 3/8"	SWING	BED 2	
17	C	2'-8" X 8'-0"	1 3/8"	SWING	BED 2	
18	C	2'-0" X 8'-0"	1 3/8"	POCKET	BED 2	
19	C	2'-0" X 8'-0"	1 3/8"	POCKET	BED 3	
20	C	2'-8" X 8'-0"	1 3/8"	SWING	BED 3	
21	C	2'-8" X 8'-0"	1 3/8"	SWING	BED 3	
22	C	2'-8" X 8'-0"	1 3/8"	SWING	BED 3	
23	C	2'-8" X 8'-0"	1 3/8"	SWING	PRIMARY BED	
24	C	2'-8" X 8'-0"	1 3/8"	POCKET	PRIMARY CLOSET	
25	C	2'-8" X 8'-0"	1 3/8"	POCKET	PRIMARY BED	
26	C	2'-2" X 8'-0"	1 3/8"	POCKET	W.C.	
27	D	2'-4" X 8'-0"	1/2"	SWING	SHOWER	
28	B	6'-0" X 8'-0"	VEY	SLIDING	ROOFTOP DECK	
29		3'-2 1/8" X 10'-3"		SWING	SCREEN PORCH	SCREEN DOOR

DOOR TYPES

TYPE "A": SWINGING GLASS DOOR ALUMINUM FRAME ANNOIDIZED FINISH TBD CLR GLS	TYPE "B": SLIDING GLASS DOOR, ALUMINUM FRAME, ANNOIDIZED FINISH TBD, CLR GLS. OPERATION NOT REFLECTED IN DIAGRAM ABV- SEE FLOOR PLANS & EXTERIOR ELEVATIONS FOR OPERATION, TYP.	TYPE "C": SOLID WD - PAINT	TYPE "D": CLR SAFETY GLS	TYPE "E": GARAGE DOOR

WINDOW SCHEDULE						
KEY	TYPE	SIZE	OPERATION	HEAD HEIGHT AFF	REMARKS	
A	C	2'-8" X 2'-6"	HOPPER	<varies>		
B	B	2'-9" X 2'-6"	FIXED	<varies>		
C	A	5'-6" X 8'-9"	FIXED	10'-0"		
CC	B	2'-6" X 7'-6"	CASEMENT	10'-0"		
D	C	4'-0" X 2'-6"	HOPPER	<varies>		
E	A	4'-0" X 2'-6"	CASEMENT	2'-6"		
F	A	8'-0" X 7'-6"	FIXED	<varies>		
G	C	3'-9 1/2" X 2'-6"	HOPPER	2'-6"		
H	A	3'-9" X 7'-6"	FIXED	10'-0"		
J	A	4'-0" X 7'-6"	FIXED	10'-0"		
K	A	4'-0" X 4'-0"	FIXED	10'-0"		
M	A	4'-0" X 2'-6"	FIXED	<varies>		
N	A	5'-6" X 10'-9"	FIXED	10'-3 3/4"		
P	A	8'-0" X 6'-6"	FIXED	9'-0"		
O	A	3'-9" X 6'-6"	FIXED	9'-0"		
R	B	2'-6" X 6'-6"	CASEMENT	9'-0"		
S	A	<varies> X 6'-6"	FIXED	9'-0"		
T	A	3'-5" X 8'-0"	Fixed Picture	8'-0"		

DOOR TYPES

TYPE "A": SWINGING GLASS DOOR ALUMINUM FRAME ANNOIDIZED FINISH TBD CLR GLS	TYPE "B": SLIDING GLASS DOOR, ALUMINUM FRAME, ANNOIDIZED FINISH TBD, CLR GLS. OPERATION NOT REFLECTED IN DIAGRAM ABV- SEE FLOOR PLANS & EXTERIOR ELEVATIONS FOR OPERATION, TYP.	TYPE "C": SOLID WD - PAINT	TYPE "D": CLR SAFETY GLS	TYPE "E": GARAGE DOOR

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REGISTERED ARCHITECT
PATRICK MARK OUSEY
15998
STATE OF TEXAS

09.02.21

EXPIRES 10.31.21

ALAMEDA DRIVE RESIDENCE

NEW CONSTRUCTION - SINGLE FAM. RES.

1505 ALAMEDA DRIVE | AUSTIN, TX | 78704

DATE: HISTORIC REVIEW SET 01.13.22

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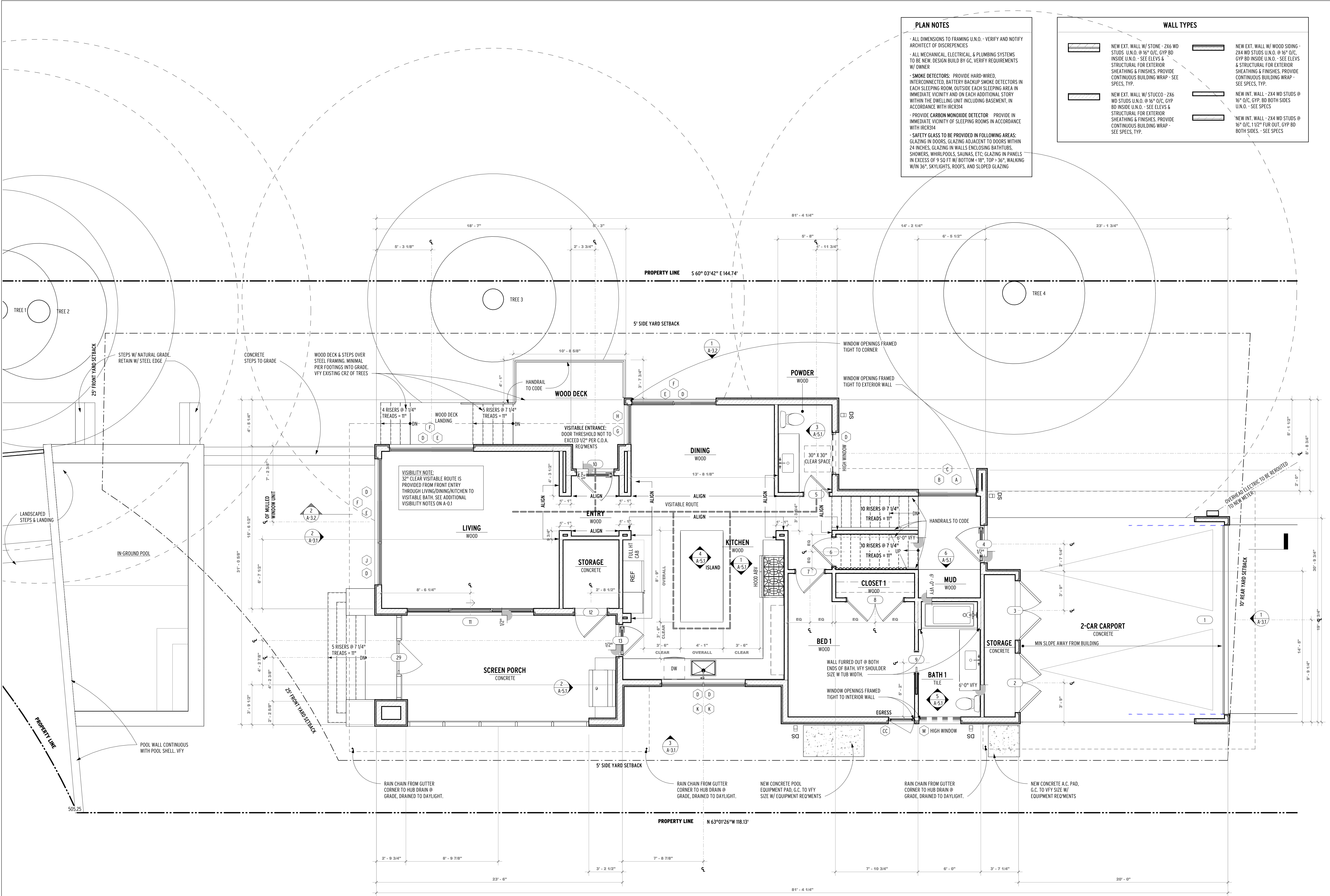
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TITLE SHEET / PROJECT INFO

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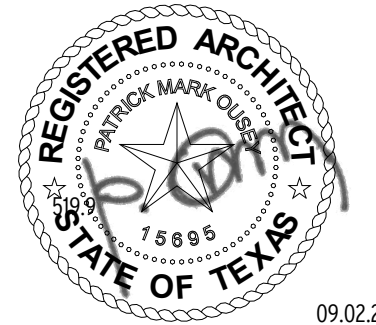
A-0.1



1 1ST FLOOR
1/4" = 1'-0"



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ALAMEDA DRIVE RESIDENCE
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FIRST FLOOR PLAN

A-1.1



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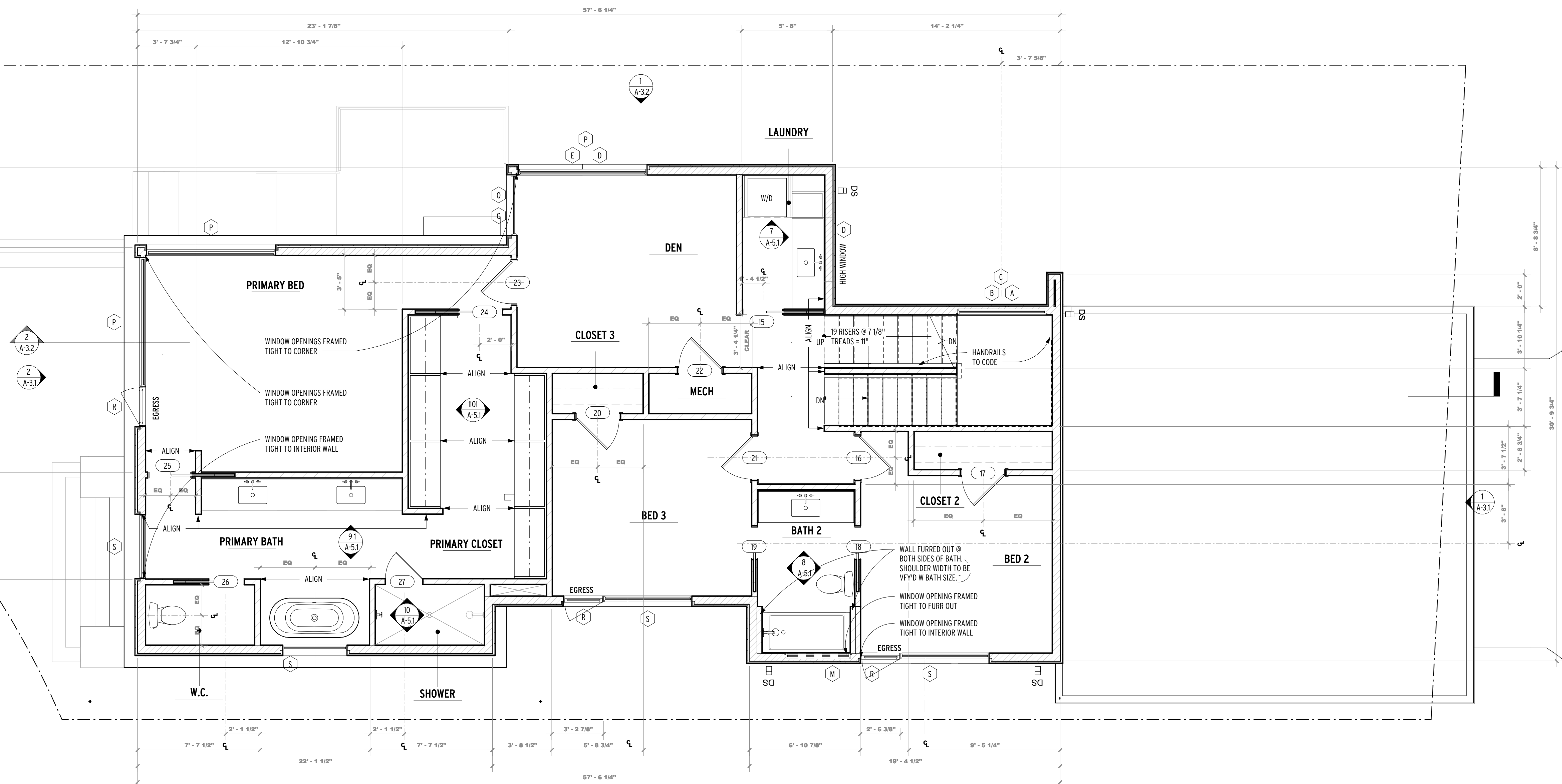
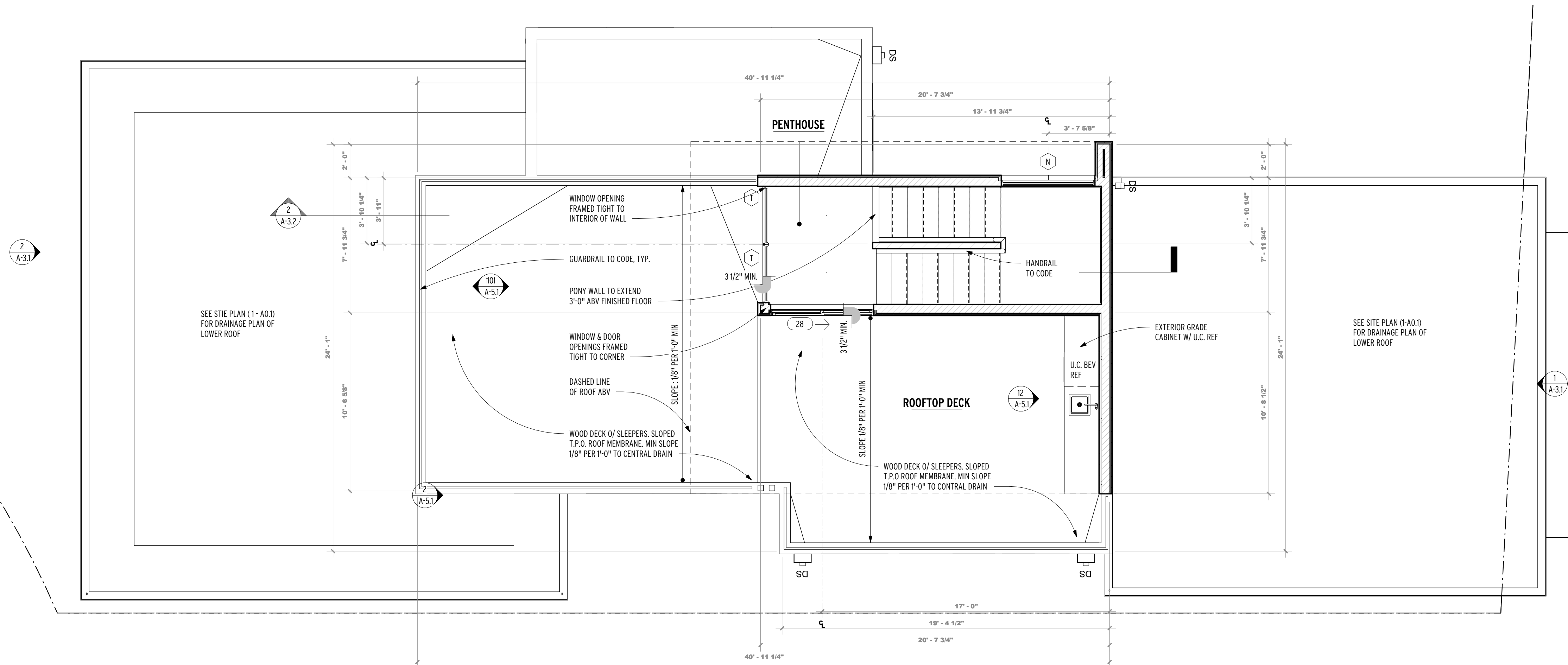
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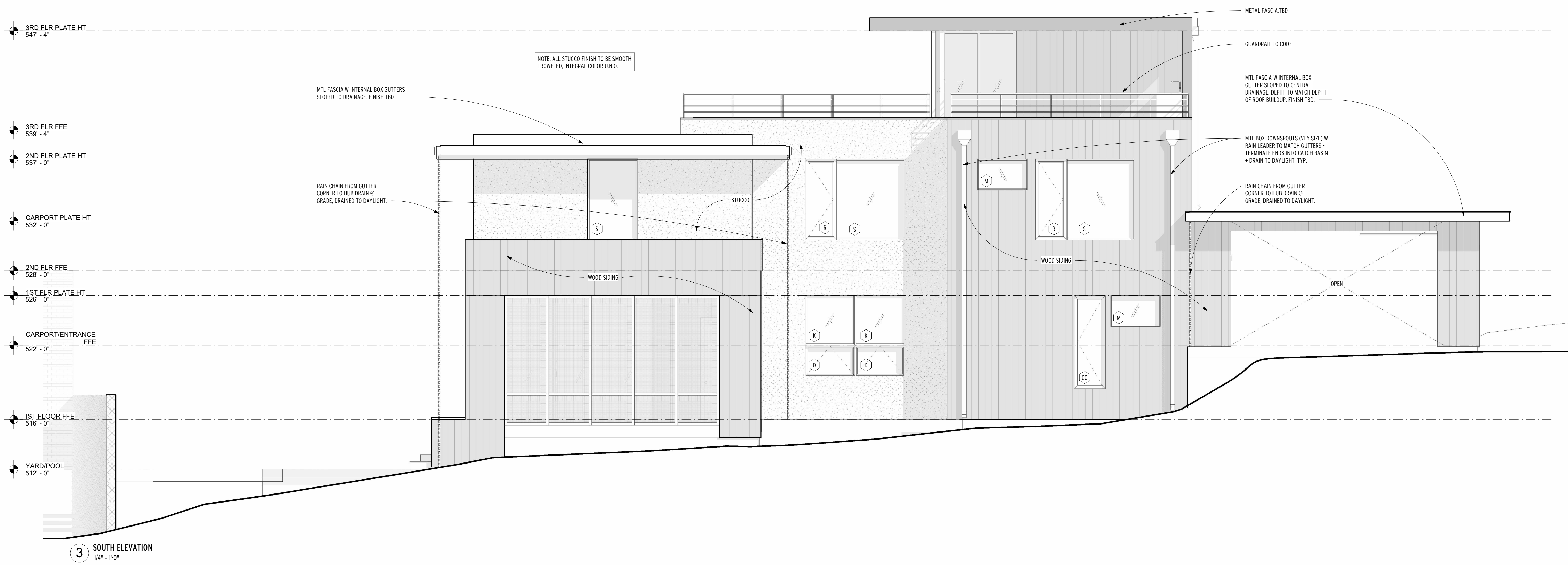
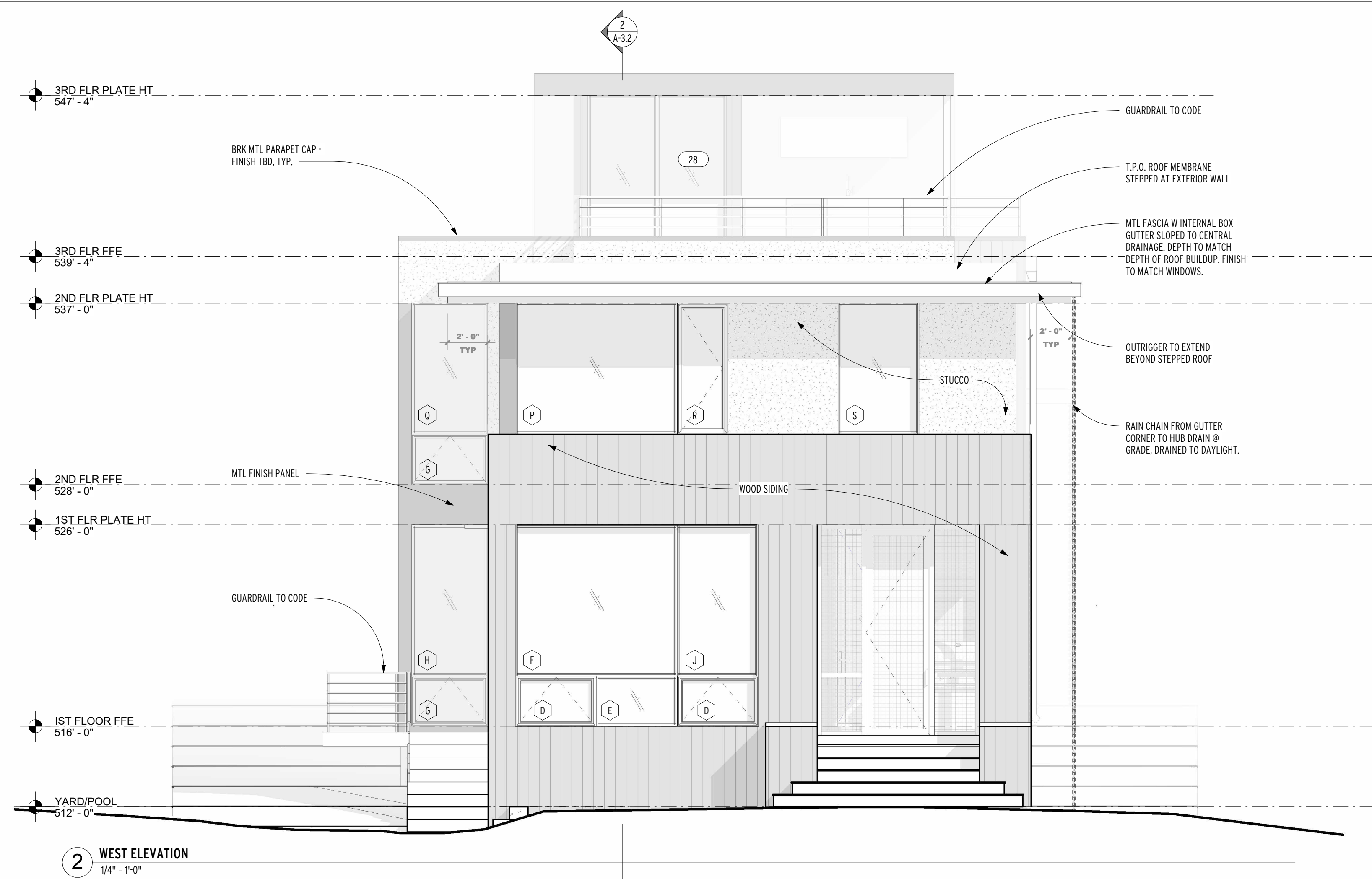
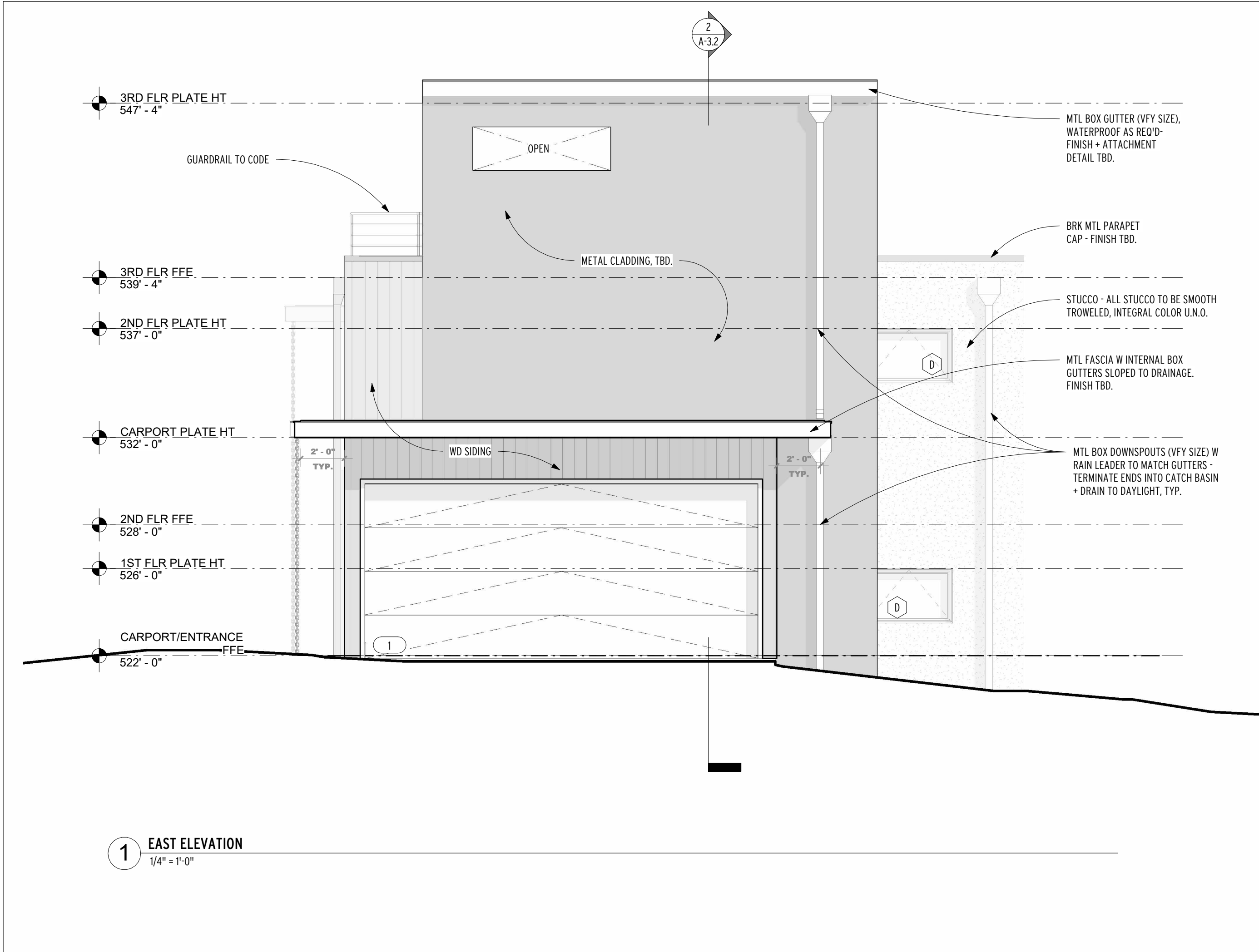
UPPER FLOOR PLANS

A-1.2

2 3RD FLOOR
1/4" = 1'-0"

1 2ND FLOOR
1/4" = 1'-0"





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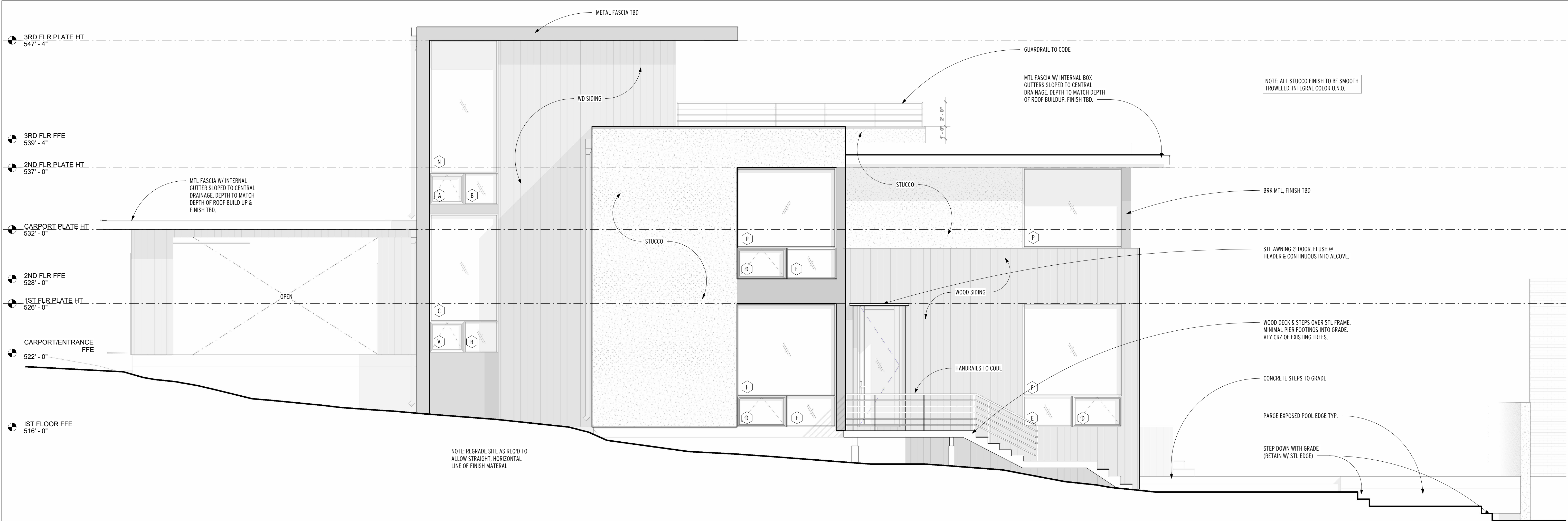
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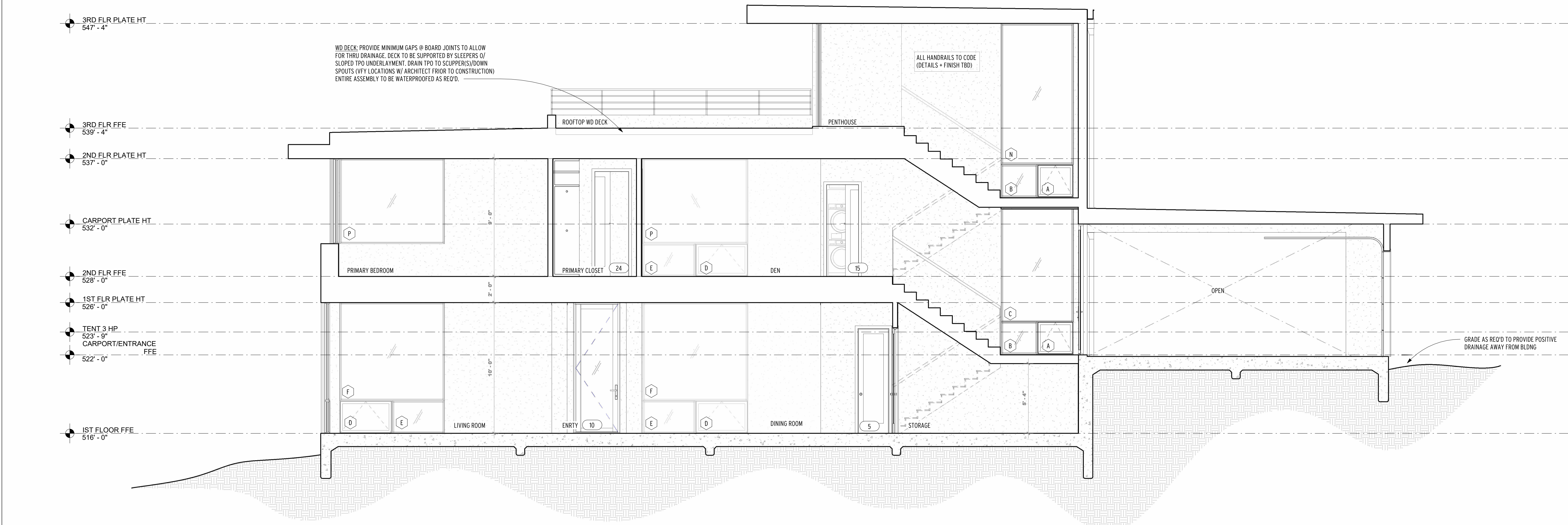
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EXTERIOR ELEVATIONS

SK03
A-3.1



1 NORTH ELEVATION
1/4" = 1'-0"



2 SECTION THROUGH LIVING AREAS, PRIMART BR, SAIRWELL & CARPORT
1/4" = 1'-0"



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EXTERIOR ELEVATIONS

SK03

A-3.2

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