

**TABLE 4 : BUILDING DATA SUMMARY**

BLDG. #	USE	AREA
1	RESTAURANT	3000 SF
2 & 3	SINGLE FAMILY RESIDENC	1800 SF
4	INDOOR STORAGE	2458 SF
5	INDOOR STORAGE	3491 SF
6	SINGLE FAMILY RESIDENC	1136 SF
7	SINGLE FAMILY RESIDENC	1089 SF
8	SINGLE FAMILY RESIDENC	1039 SF
9	DAYCARE SERVICES	1048 SF
10	DAYCARE SERVICES	895 SF
11	DAYCARE SERVICES	675 SF
12	COCKTAIL LOUNGE	2400 SF
13	RESTAURANT	760 SF
14A	RESTAURANT	990 SF
14B	OFFICE	441 SF
15	RESTAURANT	990 SF

**TABLE V PARKING SCHEDULE**

BLDG.	USE	AREA	USE INFO.	ROTD. RATIO	ROTD. SPACES
1	restaurant	3000 sf.		1.75 sf.	40
14 A	restaurant	990 sf.		1:100 sf.	9.9
14B	office	441 sf.		1:275 sf.	1.6
15	restaurant	990 sf.		1:100 sf.	9.9
2, 6, 7 & 8	single fam. Res.	5 units	2 per unit		10.0
4	indoor storage	2458 sf.		1:1000 sf.	2.5
5	indoor storage	3491 sf.		1:1000 sf.	3.5
9, 10, 11	daycare services	6 staff	1 per staff		6.0
* 12	cocktail lounge	2400 sf.		1:4 seats	16.0
13	restaurant	760 sf.		1:100 sf.	7.6
Total # of spaces required before reductions:					107
<b>REDUCTIONS:</b>					
Urban core reduction (LDC 25-6-478A) (20%)					21.4
Uni sex showers (2) (LDC 25-6-478D) (10%)					10.7
Total amount of spaces reduced:					32.1
<b>PARKING SUMMARY</b>					
TOTAL REQUIRED		= 74.9 =			75 SPACES
TOTAL PROVIDED					79 SPACES
SURFACE PROVIDED					79 SPACES
ACCESSIBLE SPACES					5 SPACES
SPACE VAN ACCESSIBLE SPACES					1 SPACE
BICYCLE SPACES					5 SPACES

**NOTES**

- Bldg. 9, the one requesting change of use from SF-3 to commercial daycare, will be allowed a maximum of 35 students based on the allowed rate of 30 sq. ft. per student.  
 Bldg. 9, 1048 sq. ft. / 30 = 34.9 students  
 Bldg. 10, 982 sq. ft. / 30 = 32.7 students.  
 Bldg. 11, 675 sq. ft. / 30 = 22.5 students.  
 total amount for all bldgs. = 60 students  
 fenced recreational area = 8950 sq. ft. at 80 sq. ft. per student, 112 students allowed in recreational area.
- Approval of these plans by the City of Austin indicates compliance with applicable City regulations only. Compliance with accessible design such as the 2010 Standards of Accessible Design or the 2010 Texas Accessibility Standards was not verified. The applicant is responsible with compliance with all accessibility standards.
- Sidewalk easement shall be provided under separate permit.
- construction will not occur at the site.
- Handicap parking spaces will be 9' wide plus a 5' wide, striped loading area, sign on a post will be installed in front of each space, handicap parking spaces and signage are to meet city standards accessibility standards, IBC TABLE 1106.
- One way driveways to have signs indicating one way and will meet City of Austin standards.
- All new driveways will be 20' radii or more and will meet City of Austin standards.
- Parking dimensions: standard 9'x17'.
- New exit and entry signs proposed with separate permit.
- Total sq. footage of daycare = 2075.
- This change will be processed as a separate permitting process.
- One way street signs (and other proposals) will be provided under a separate permit.
- All indicated callouts shall be provided under a separate permit.
- SHOWERS ARE PROVIDED IN BLDGS. 9 & 10 in accordance to LDC 25-6-478D

\* Existing cocktail lounge has received a parking deficiency based on amnesty 6 for bar issued on 1/07/2004.

SITE PLAN APPROVAL SHEET 3 OF 3  
 FILE NUMBER: SPC-2016-0368A  
 APPROVED BY COMMISSION ON 1/9/18 UNDER SECTION 142 OF CHAPTER 25-5 OF THE CITY OF AUSTIN CODE.  
 EXPIRATION DATE (25-5-81, LDC) 1/9/21 CASE MANAGER: [Signature]  
 PROJECT EXPIRATION DATE (ORD 997095-A) DWPZ DDZ  
 Director, Watershed Protection and Development Review  
 RELEASED FOR GENERAL COMPLIANCE 2/2/18 ZONING CS1, CS1, SF-3  
 Rev. 1 \_\_\_\_\_ Correction 1  
 Rev. 2 \_\_\_\_\_ Correction 2  
 Rev. 3 \_\_\_\_\_ Correction 3  
 Final plat must be recorded by the Project Expiration Date, if applicable. Subsequent Site Plans which do not comply with the Code current 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.

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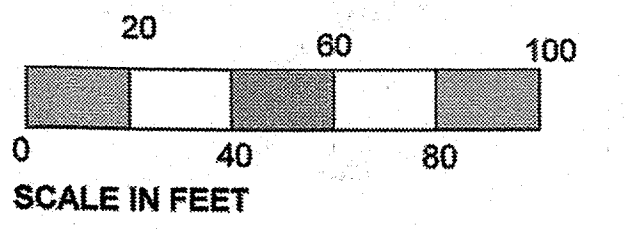
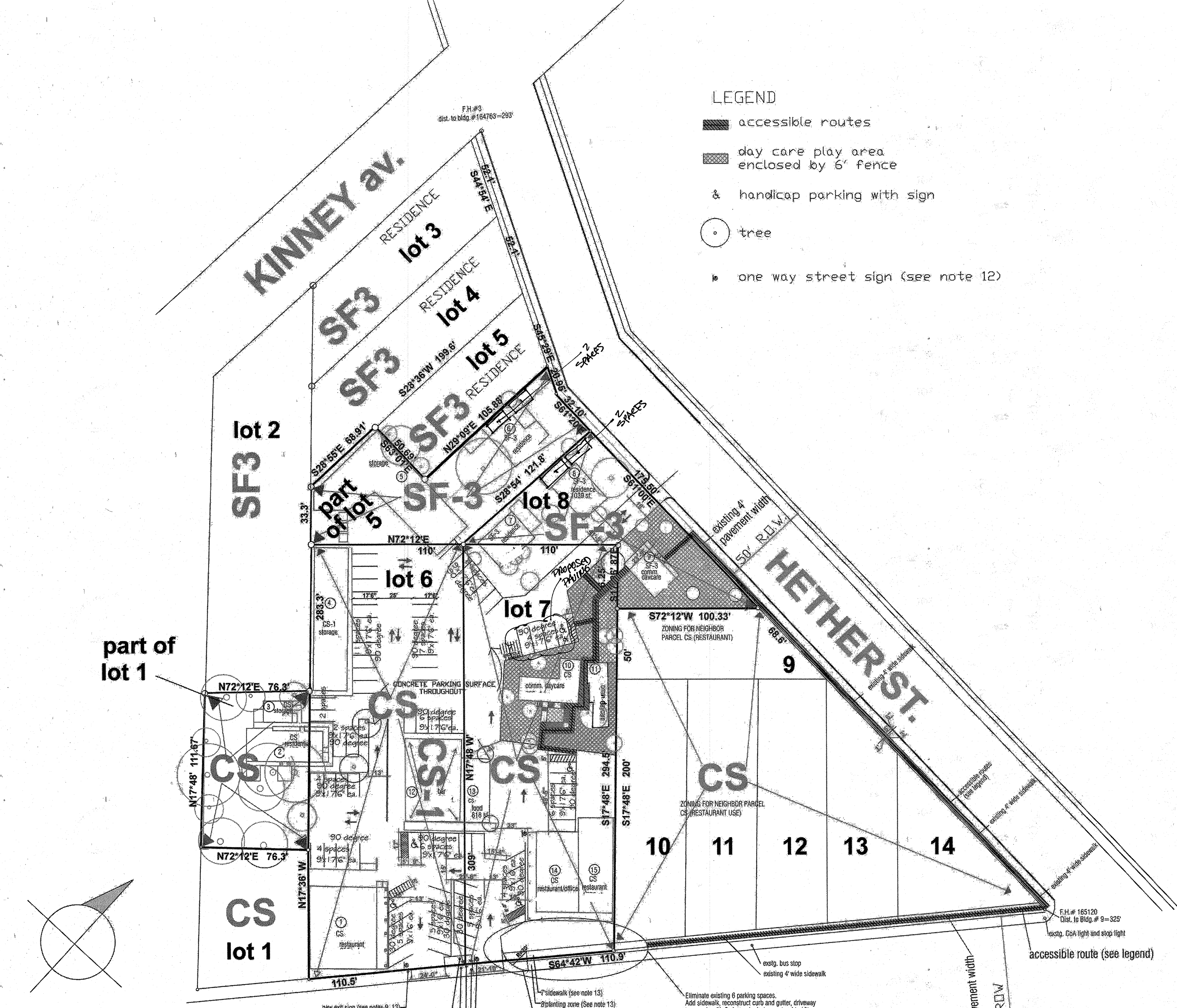
PROJECT NAME:  
 DIDACTICA - AULA III  
 1507 Hether Street  
 Austin, Texas 78704  
 PROJECT NUMBER:  
 SPC-2016-0368A

SEPTEMBER 12, 2016  
 NTS

DRAWN BY: ELW / DVH  
 SHEET NO.

**LEGEND**

- accessible routes
- day care play area enclosed by 6' fence
- handicap parking with sign
- tree
- one way street sign (see note 12)



SCALE IN FEET

auto body & paint

CS-V hobby store

CS-V stereo install

**TRANSPORTATION CLOSE-UP**