

NOTES:

1. THE MINIMUM OFFSET DISTANCE SHALL BE INCREASED UNIFORMLY WHEN THE DEPTH OF EXAVATION EXCEEDS 1.4m (4'6") AS FOLLOWS:

EXCAVATION DEPTH	MINIMUM OFFSET DISTANCE
1.7m (5'6") OR LESS	2.4m (8'0")
1.8m (5'9")	2.7m (9'0")
(5'11")	3.0m (9'6")
1.9m (6'3")	3.3m (10'6")
(6'7")	3.6m (11'6")
2.0m (6'6")	3.9m (12'6")
(6'9")	4.2m (13'6")
2.1m (6'11") OR GREATER	(5)

2. IRRIGATION SHALL COMPLY WITH REQUIREMENTS IN THE LAND DEVELOPMENT CODE SECTION 2.8-1005 AND ENVIRONMENTAL CRITERIA MANUAL SECTIONS 2.4.8 AND 2.7.2.G.

3. LIGHTING AND ASSOCIATED ELECTRICAL INSTALLATIONS SHALL BE IN ACCORDANCE WITH THE DRAWINGS.

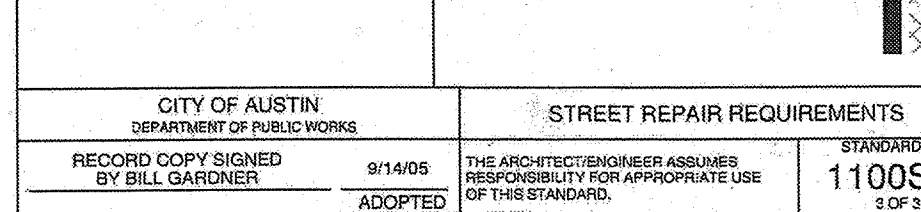
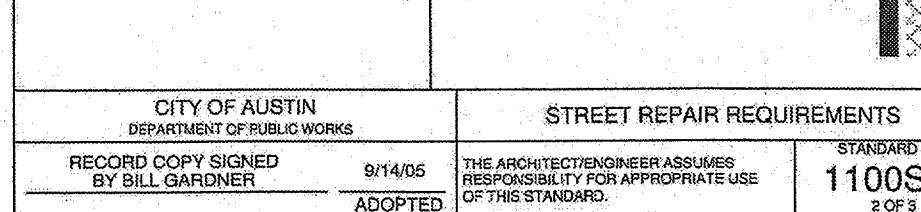
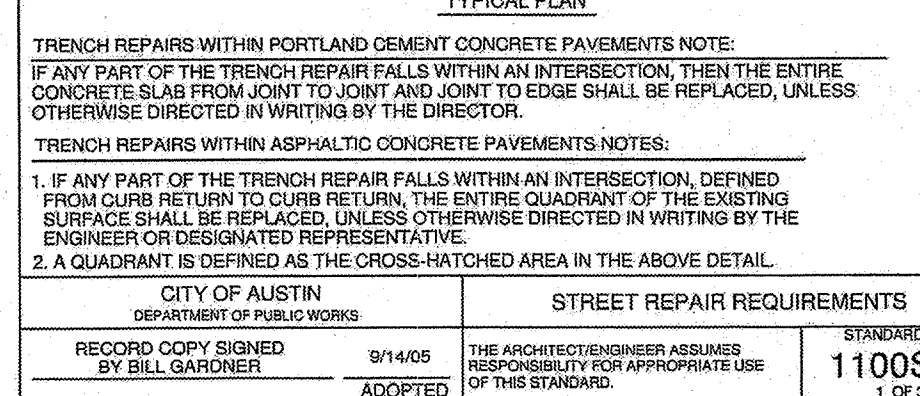
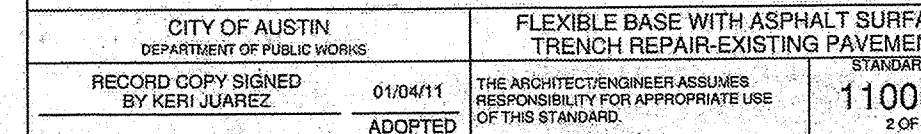
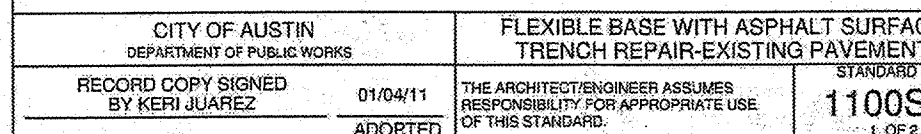
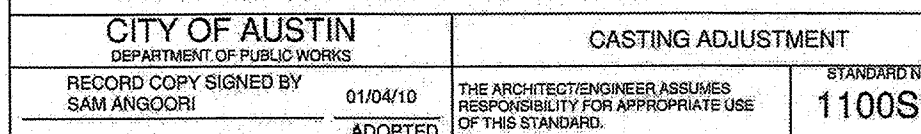
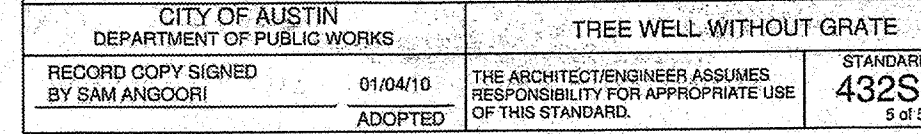
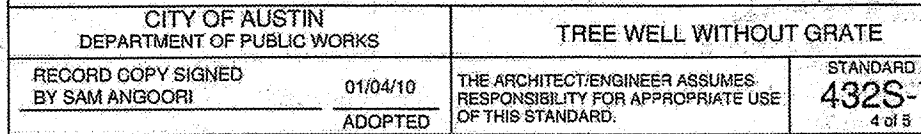
4. TREE WELL EXCAVATIONS SHALL BE INSTALLED NO CLOSER THAN 1m (3'10") TO CONTIGUOUS PROPERTY CORNERS.

5. SHOULD MAINTENANCE OF WATER, WASTEWATER SERVICES OR FIRE LINES BE NECESSARY, LICENSE HOLDERS ARE RESPONSIBLE FOR MAINTENANCE OR REPLACEMENT OF GEOTEXTILE OR BENTONITE CLAY MEMBRANE.

6. TREE SPACING MUST BE SHOWN ON THE DRAWINGS.

7. ALTERNATE PLACEMENT OF GEOTEXTILE/BENTONITE FOR TREE SPACING LESS THAN 4.5m (15'0") FOR DRAINAGE. SEE STANDARDS 438-7A (p-25) AND 438-7B (p-25) FOR DRAINAGE TYPE APPROPRIATE TO SOIL CONDITIONS.

8. THE CLEARANCE FROM TREE WITHOUT GRATE TO ANY EXISTING OR PROPOSED PUBLIC OR PRIVATE UTILITY LINE OR APPURTENANCE MUST MAINTAIN A MINIMUM HORIZONTAL CLEARANCE OF 300mm (8"). TREE WELL WITHOUT GRATE SHALL NOT BE MOUNTED ON TOP OF VAULTS OR STORM DRAIN INLETS.



FOR CITY USE ONLY:

SITE PLAN APPROVAL		SHEET	17	OF	3
FILE NUMBER	SP-2016-0481C	APPLICATION DATE	OCTOBER 14, 2016		
APPROVED BY COMMISSION ON		UNDER SECTION	112		
CHAPTER 25-5 OF THE CITY OF AUSTIN CODE		MICHAEL			
EXPIRATION DATE (25-5.1 LDC) <u>6/22/21</u>		CASE MANAGER		SIMMONS-SHAW	
PROJECT EXPIRATION DATE (RD #091005-A)		DWZ	DDZ		
<u>4/2/21</u>					
Director: Development Services Department					CS-C-MU
RELEASED FOR GENERAL COMPLIANCE: <u>2/22/18</u> ZONING:					CS-V-MU
Rev.	Correction 1				
Rev.	Correction 2				
Rev.	Correction 3				

Final plan must be recorded by the Project Expiration Date. (If applicable, Subsequent Plans which do not comply with the Code current as the time of filing, and all required Building Permits and/or a notice of construction (if a building permit is not required, and is also approved prior to the Project Expiration Date.

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PHONE: (512) 965-1369

AMBELL I BRUEHL I GARCIA I ESTES
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UTILITY DETAILS SHEET 3

A circular professional engineer seal for the State of Texas. The outer ring contains the text "STATE OF TEXAS" at the top and "PROFESSIONAL ENGINEER" at the bottom, separated by two stars on each side. In the center is a five-pointed star. Below the star, the name "BRYANT R. BELL" is printed, followed by the license number "111283". At the bottom of the seal, the word "LICENSED" is written in a curved path.

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