

ARCHITECTURAL REVIEW BOARD

CASE NO. 817S & 820S



OCTOBER 20, 2020

**SIGN — 401 & 402 AUSTIN HIGHWAY
(BROADWAY BANK)**

Community Development
Services

PROPERTY



- B-1
- Austin Highway
 - Montclair
 - Routt
- New Monument Sign (2)

MONTCLAIR AVENUE



AUSTIN RD

+/-7'-4" EXISTING



12'-0" OAH

**NOTE: POSITION SHOWN IN PHOTO IS NOT ACCURATE;
SIGN WILL SET BACK AN EXTRA 1'-6"**

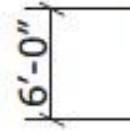
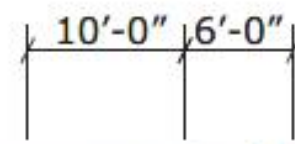
10'-0" SETBACK

7'-0"



E

PROPOSED ELEVATION



PROPOSED ELEVATION

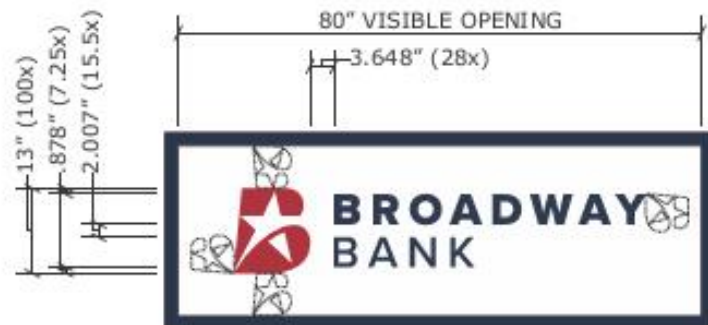




F INTERNALLY-ILLUMINATED DRIVE-THRU MONUMENT **END**
(1) REQUIRED. $\frac{1}{2}" = 1'-0"$

Program Colors:

- BROADWAY RED/ P.M.S. 187-C RED.
- BROADWAY NAVY/ P.M.S. 533-C BLUE.
- BROADWAY GREY (73/59/41/19).
- WHITE.



FACE LAYOUT DETAIL

**1/2 height of
"B" logo mark**
*Minimum spacing
for signage*

SCOPE OF WORK:

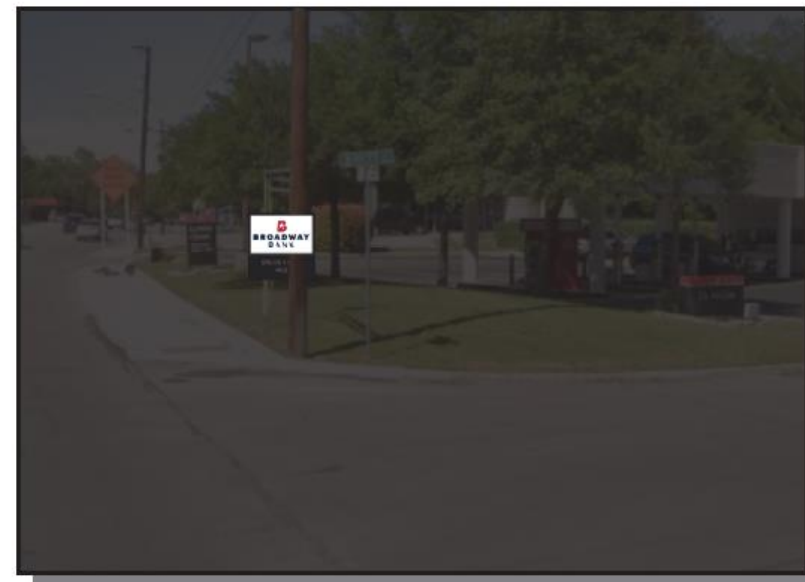
REMOVE EXISTING DOUBLE FACE MONUMENT SIGN.

MANUFACTURE AND INSTALL:

- NEW DOUBLE FACE FABRICATED ALUMINUM MAIN I.D. CABINET WITH FILLER AND 2" WIDE FACE RETAINERS PAINTED TO MATCH BROADWAY BLUE.
- FLAT WHITE POLYCARBONATE FACES WITH DIGITALLY-PRINTED FULL-COLOR VINYL GRAPHICS.
- WHITE LED ILLUMINATION.
- FABRICATED ALUMINUM REVEAL PAINTED TO MATCH BROADWAY BLUE.
- NEW DOUBLE FACE FABRICATED ALUMINUM DRIVE-THRU CABINET PAINTED TO MATCH BROADWAY BLUE WITH CAM-ROUTED GRAPHICS OPENINGS BACKED UP WITH WHITE ACRYLIC.
- WHITE LED ILLUMINATION.
- 1/4" THICK ACRYLIC ADDRESS NUMERALS PAINTED WHITE AT EACH FACE.
- SUPPORT AND FOUNDATION TO BE DETERMINED.

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- BROADWAY NAVY/ P.M.S. 533-C BLUE.
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- WHITE.



F NIGHT VIEW

ARCHITECTURAL REVIEW BOARD

CASE NO. 818S

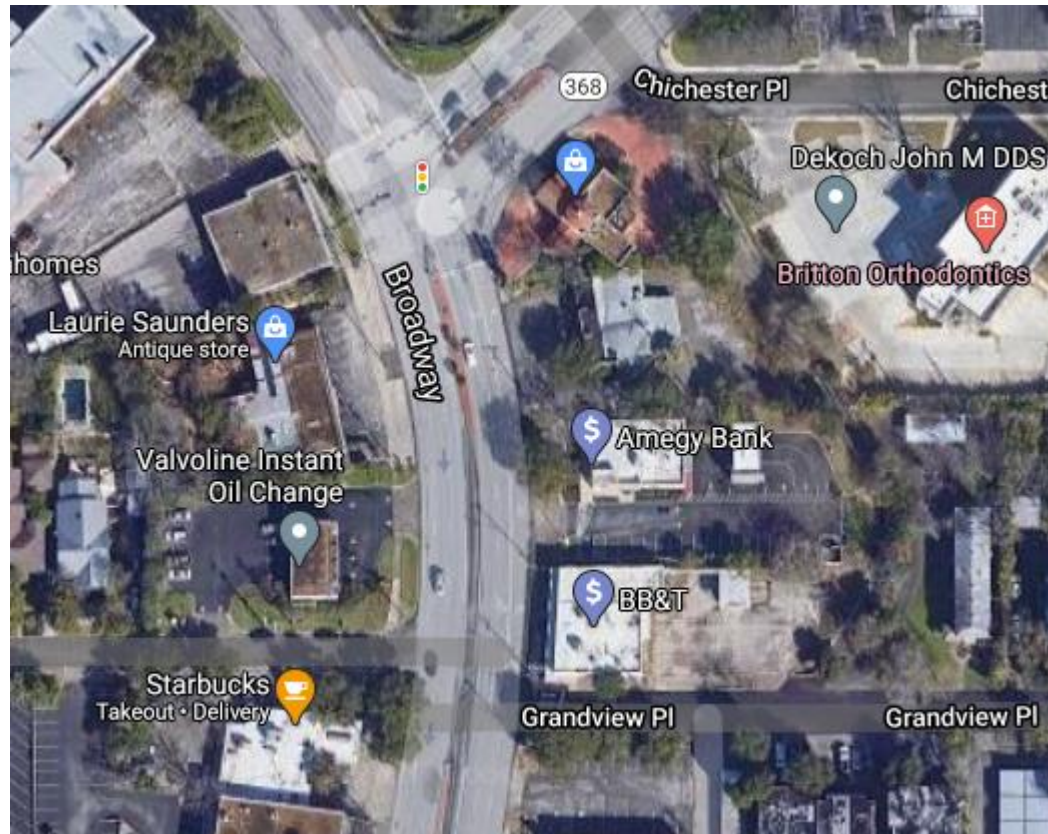


OCTOBER 20, 2020

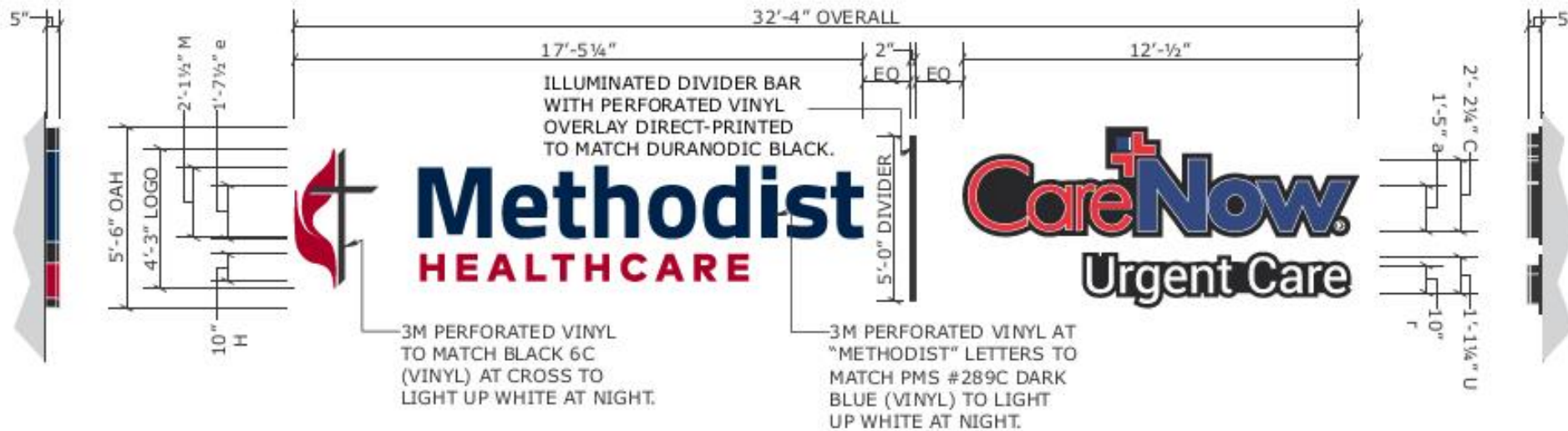
SIGN — 5410 BROADWAY
(CARE NOW — URGENT CARE)

Community Development
Services

PROPERTY



- B-1
- Broadway
 - Austin Highway
 - Grandview
- New Façade Signs (2)



A

ILLUMINATED CHANNEL LETTERS

1/4" = 1'-0"

177.84 sq. ft.

MFR. and INSTALL (1) SET AS SHOWN

METHODIST:

- ALUMINUM RETURNS/ TRIMCAP PAINTED TO MATCH FACE COLOR.
- ACRYLIC FACES WITH PERFORATED VINYL OVERLAYS.
- RED LEDS INSIDE FLAME LOGO AND "HEALTHCARE".
- WHITE LEDS INSIDE CROSS LOGO AND "METHODIST".

CARENOW:

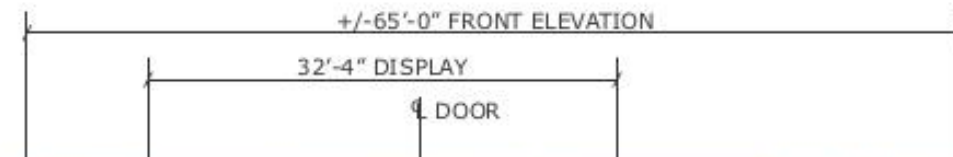
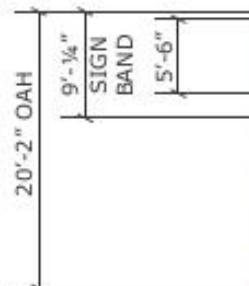
- ALUMINUM RETURNS/ TRIMCAP PAINTED DURANODIC BLACK.
- ACRYLIC FACES WITH STANDARD VINYL OVERLAYS.
- WHITE LEDS.
- CAM-ROUTED CONTOUR BACKGROUND PAINTED BLACK.

PROGRAM COLORS:

- 3M 3630-97 BRISTOL BLUE
- DURANODIC BLACK
- WHITE
- PTM PMS # 200C RED (PAINT)/
3M #3630-33 TRANSLUCENT RED (VINYL).
- PTM PMS # 289C DARK BLUE (PAINT)/
3M PERFORATED VINYL TO MATCH PMS #289C DARK BLUE (VINYL).
- PTM PMS BLACK 6C (PAINT)/
3M PERFORATED VINYL TO MATCH BLACK 6C (VINYL).



**FIELD SURVEY REQUIRED
PRIOR TO PRODUCTION.**





B

ILLUMINATED CHANNEL LETTERS

MFR. and INSTALL (1) SET AS SHOWN

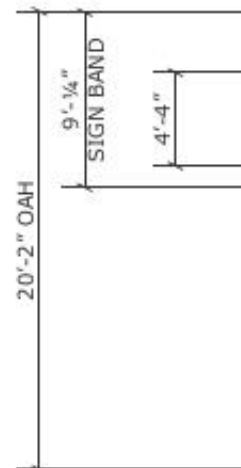
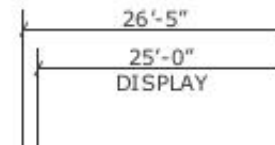
$\frac{3}{8}$ " = 1'-0"

108.33 sq. ft.

- ALUMINUM RETURNS/ TRIMCAP PAINTED TO MATCH FACE COLOR.
- ACRYLIC FACES WITH PERFORATED VINYL OVERLAYS.
- RED LEDS INSIDE FLAME LOGO AND "HEALTHCARE".
- WHITE LEDS INSIDE CROSS LOGO AND "METHODIST".
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- PTM PMS BLACK 6C (PAINT)/
3M PERFORATED VINYL TO MATCH BLACK 6C (VINYL).



* Not Compliant – signs only
on street facing facades

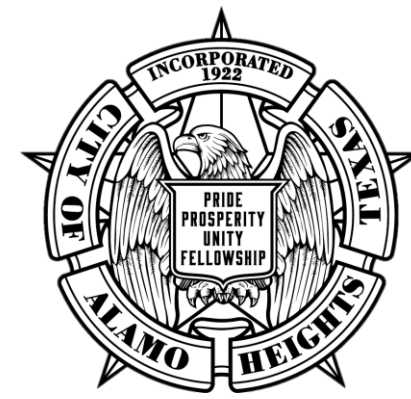
BOARD OF ADJUSTMENT CASE NO. 813F



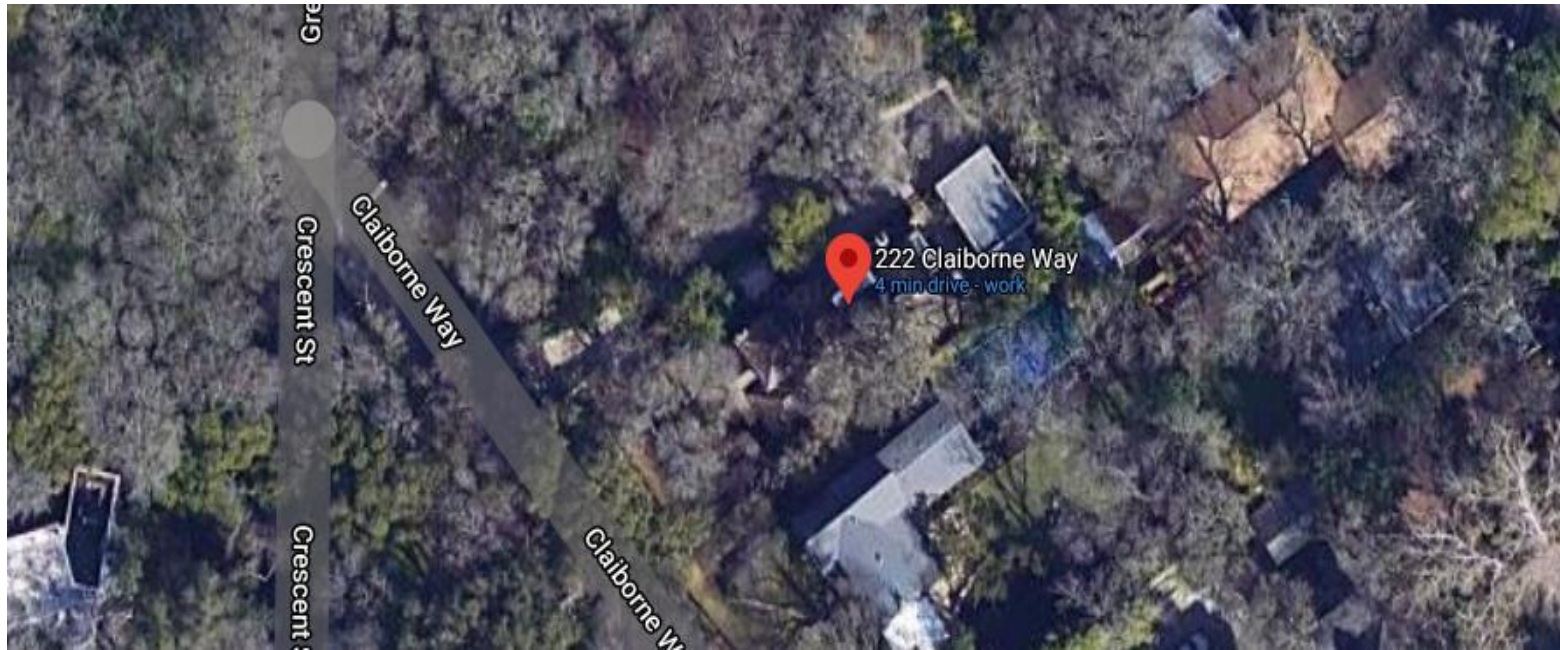
OCTOBER 20, 2020

COMPATIBILITY — 222 CLAIBORNE

Community Development
Services



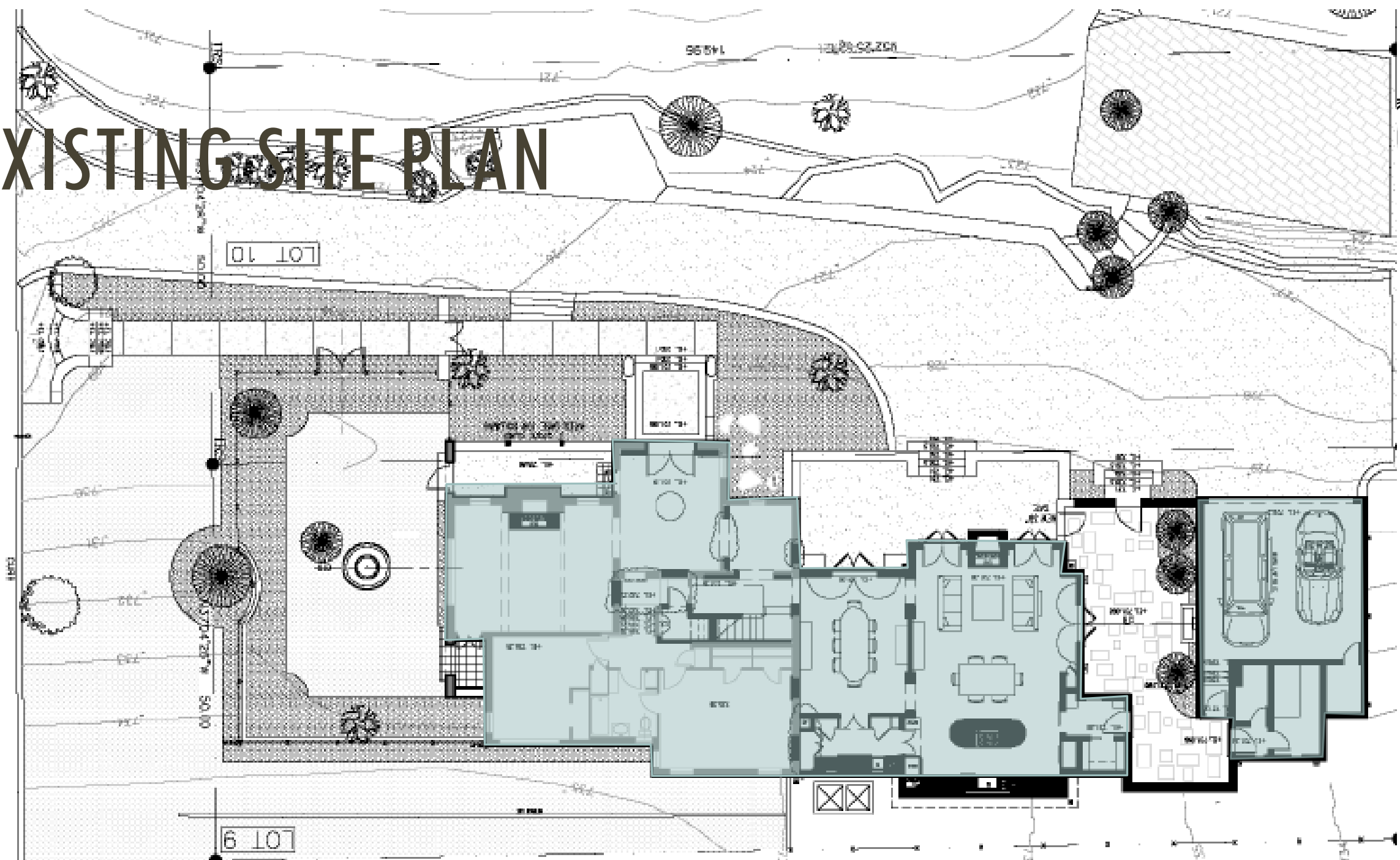
PROPERTY



- SF-A
- Claiborne Way
 - @ Crescent
- 2nd story garage and 2-story breezeway connection

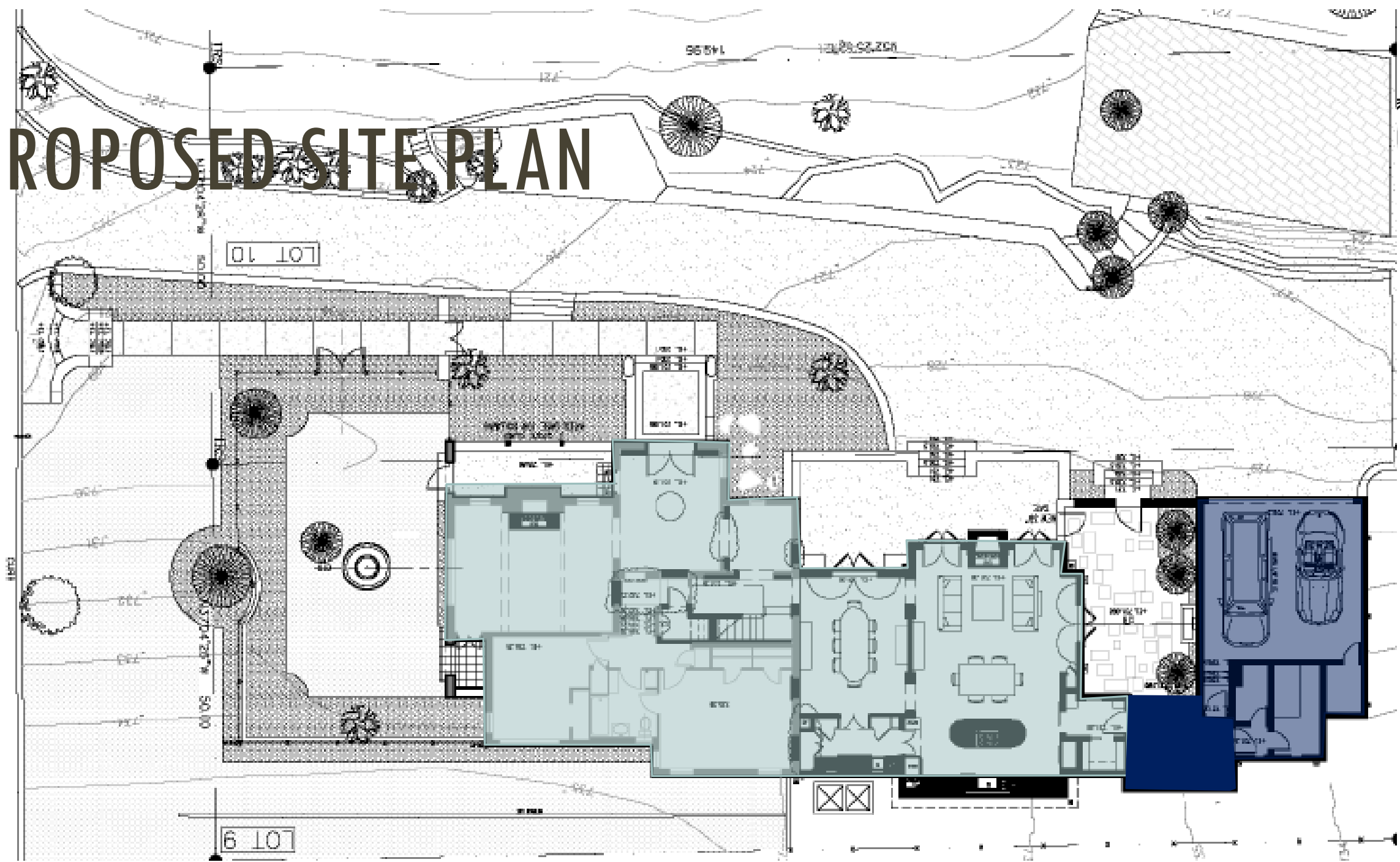
EXISTING SITE PLAN

CLAIBORNE WAY



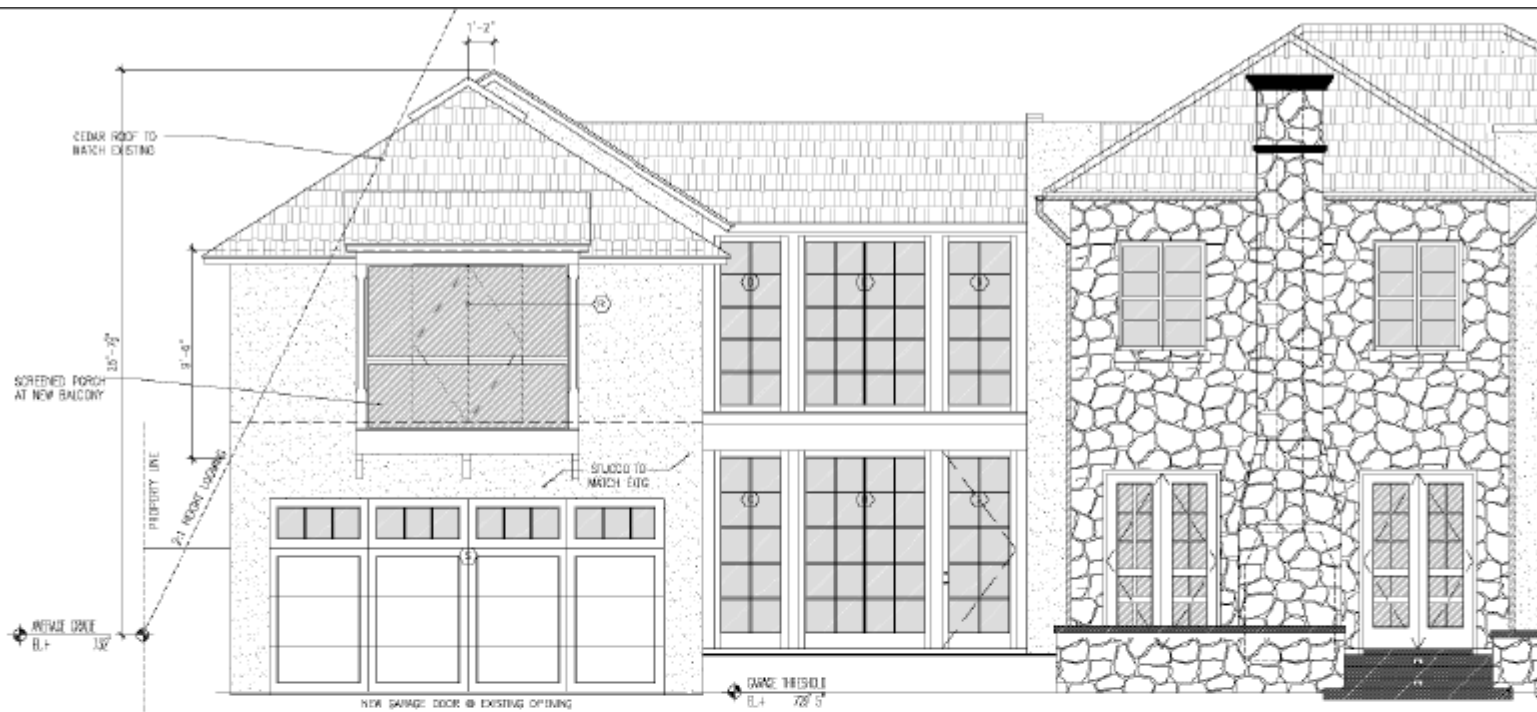
PROPOSED SITE PLAN

CLAIBORNE WAY

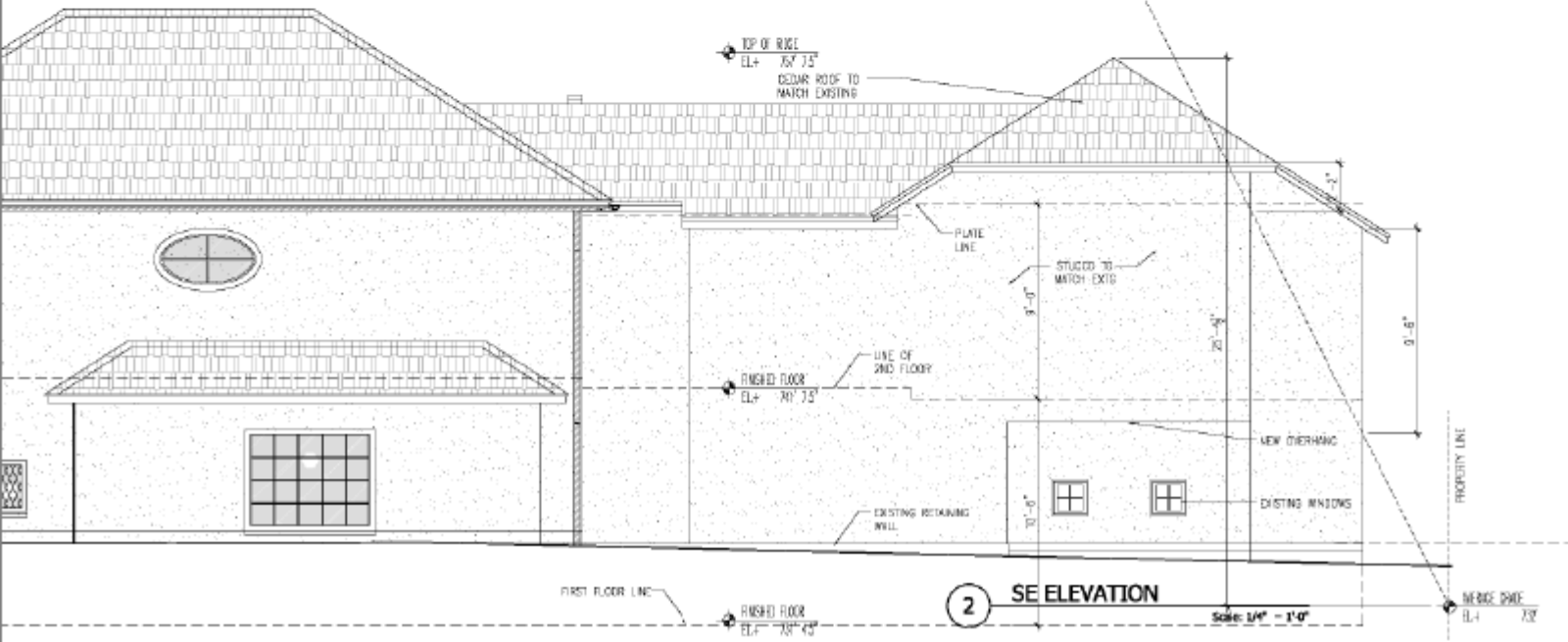


VARIANCES — BOA APPROVED 09/02

Variance	Location	Proposed	Code	Allowed
Setback to 1 st floor	Rear Yard	4ft	3-16(1)	Min. 20ft
Setback to 2 nd floor	Rear Yard	4ft	3-16(1)	Min 30ft
Looming	Rear Yard	17ft 6in	3-19(2a)	Max 8ft

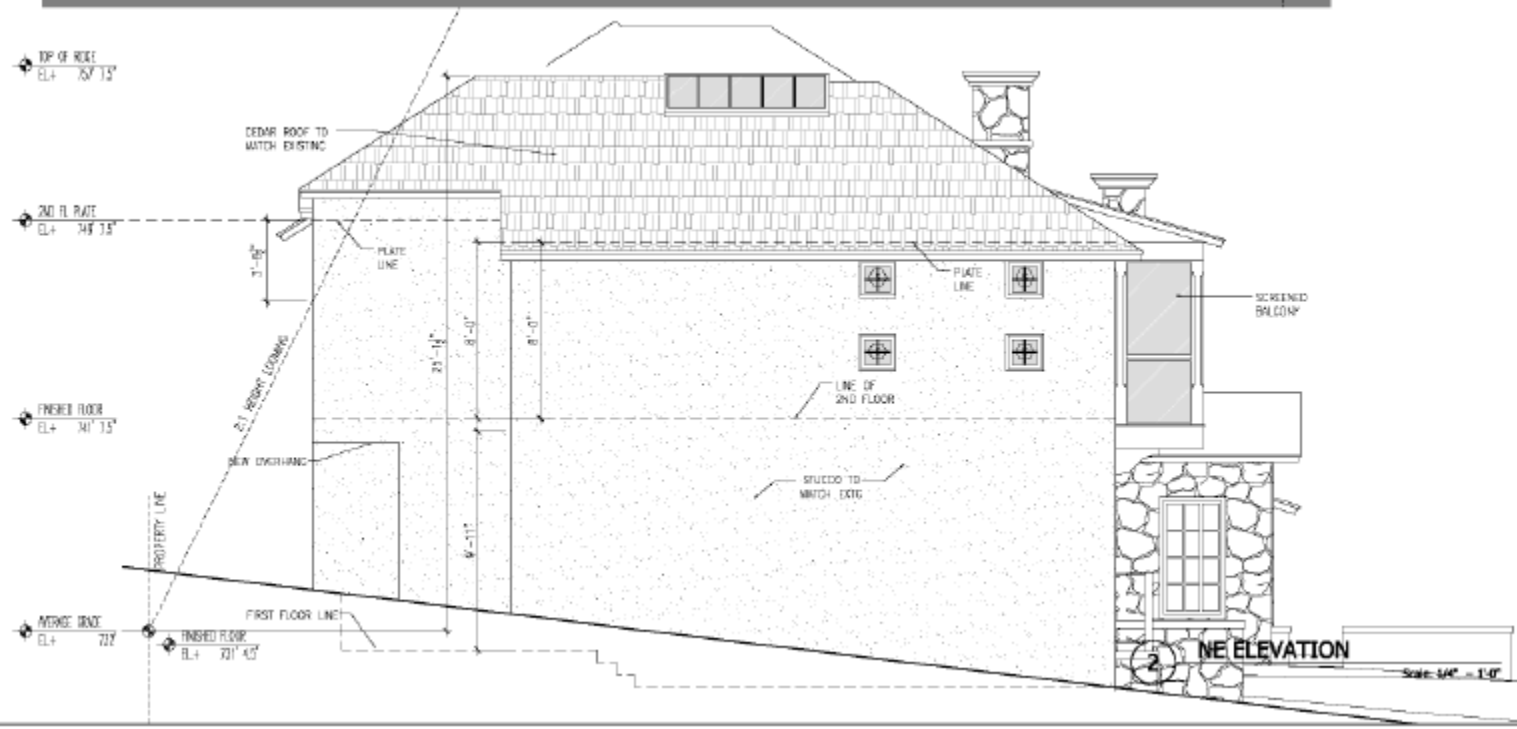


1 NW ELEVATION
Scale: 1/4" = 1'-0"



2 SE ELEVATION
Scale: 1/4" = 1'-0"

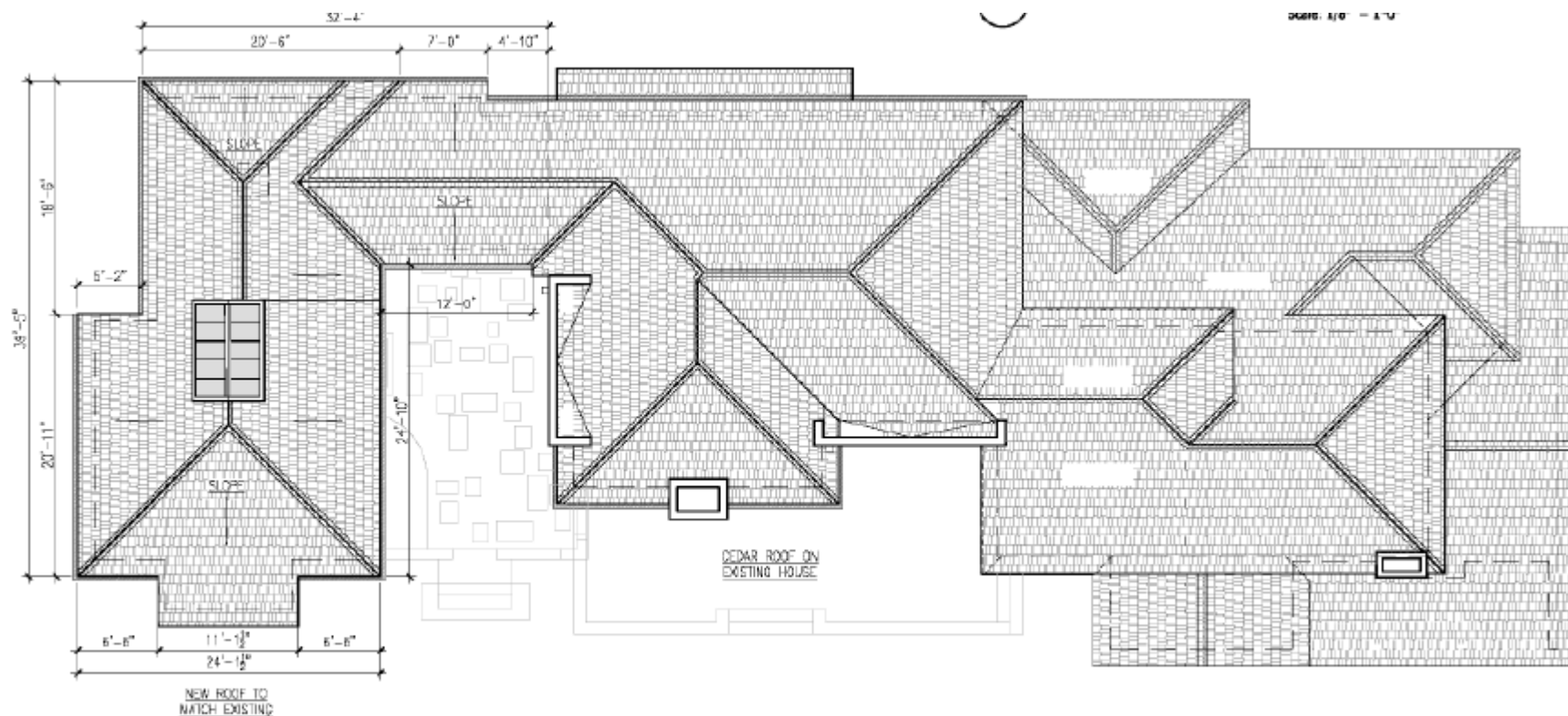
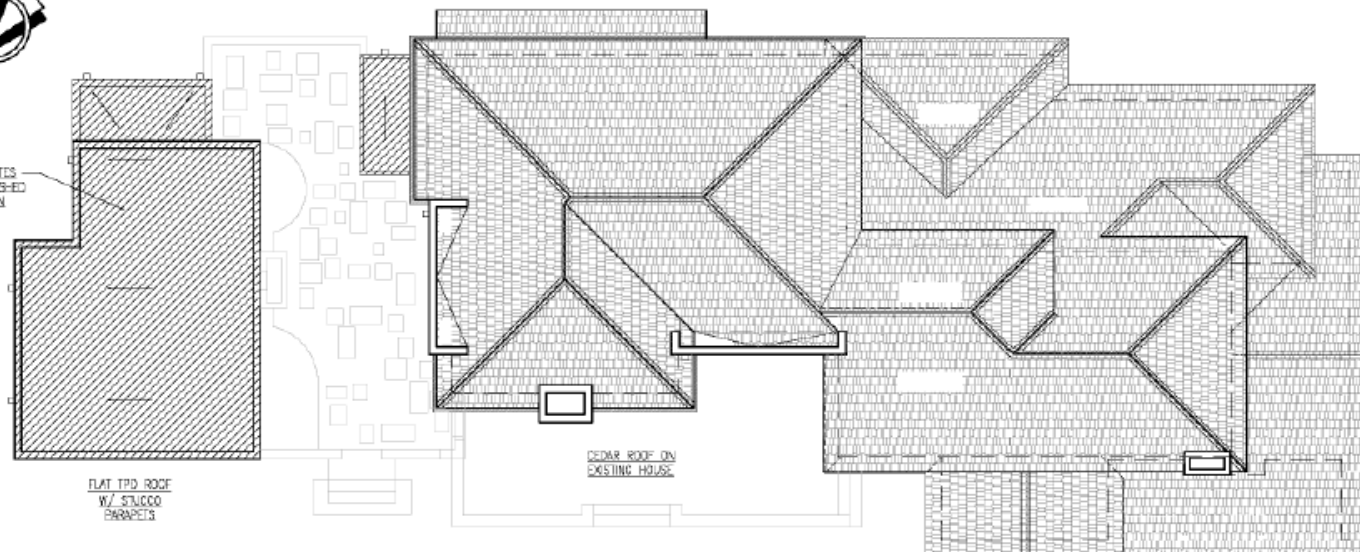




- Proposed building height – 25'- 4 ½"
- Cedar Roof to match existing
- Stucco to match existing



HINDGATES
F. DEMOLISHED
PLATED IN



2

PROPOSED ROOF PLAN

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

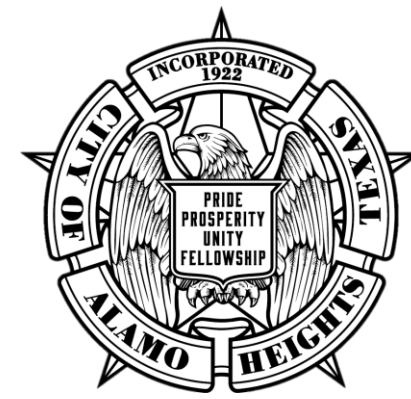
POLICY ANALYSIS

Lot Coverage	Existing	Proposed
Lot Area	15,096	15,096
Main House	2,596	2,745
Front Porch	24	24
Side Porch	210	210
Garage Footprint	648	648
LC / Lot Area	3,475/15,096	3,627/15,096
Total Lot Coverage	23%	24%

(Max – 40%)

Floor Area Ratio	Existing	Proposed
Lot Area	15,096	15,096
Main House 1st Fl	2,596	2,745
Main House 2 nd Fl	1,526	1,783
Garage 1st Floor	648	648
Garage 2 nd Floor	0	648
FA / Lot Area	4,770/15,096	5,824/15,096
Total FAR	32%	438

(Max – 45% or 50% with Bonuses)



PUBLIC NOTIFICATION

- Postcards - mailed to property owners within a 200-foot radius
- Notices posted - City website and on property
- Responses received:
 - Support: (2) Neutral: (0)
 - Oppose: (0)

ARCHITECTURAL REVIEW BOARD

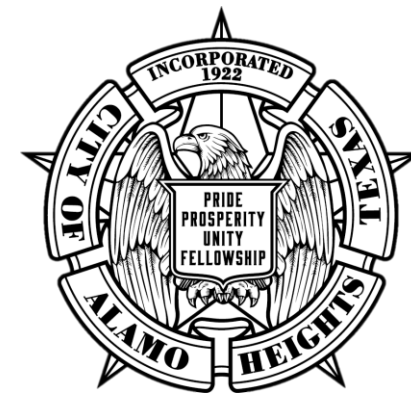
CASE NO. 814F



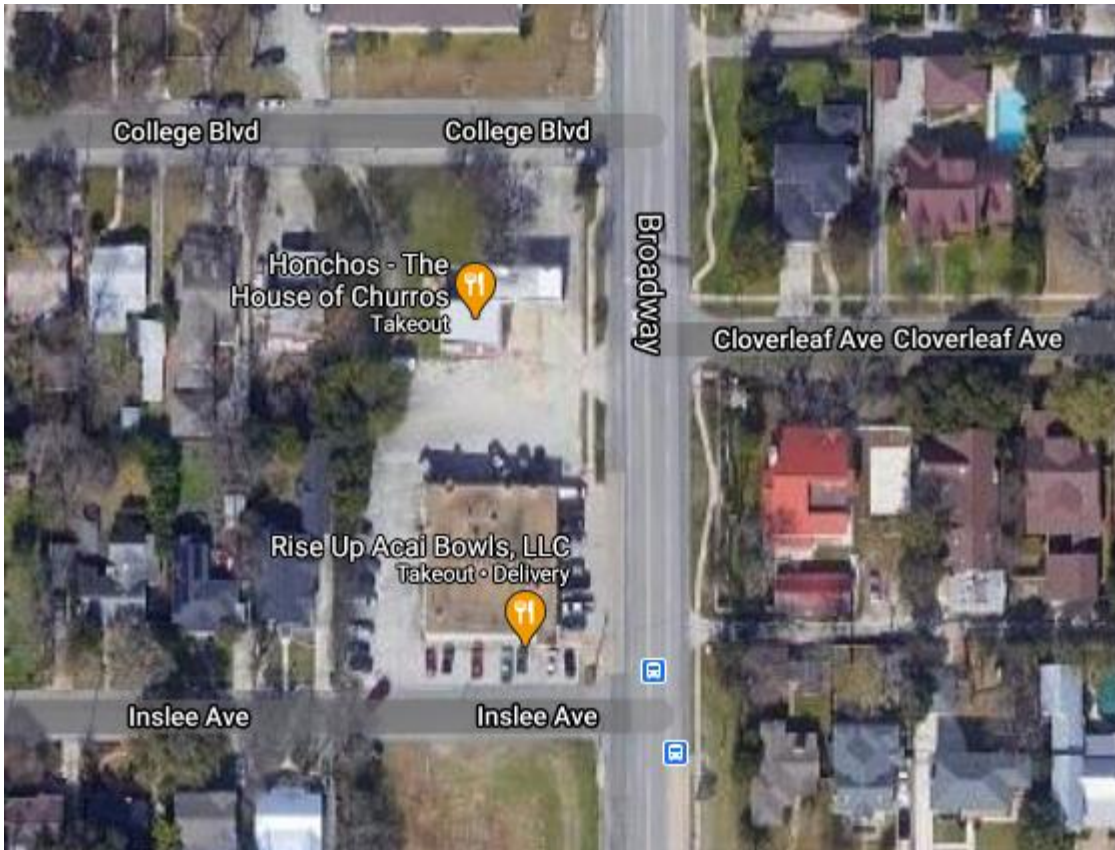
OCTOBER 20, 2020

**FINAL REVIEW — 6421 BROADWAY
(HONCHOS)**

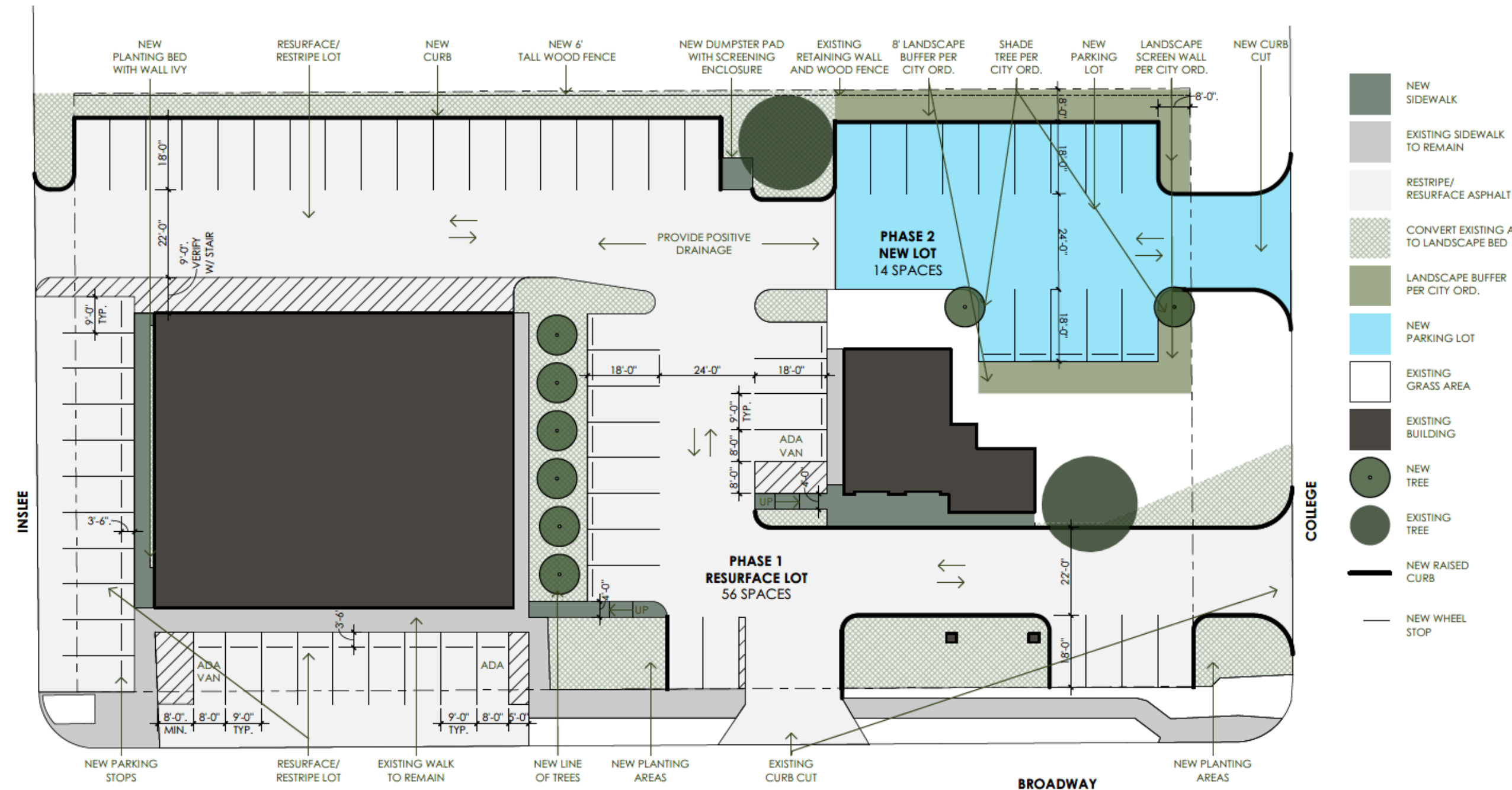
Nina Shealey — Director
Community Development
Services



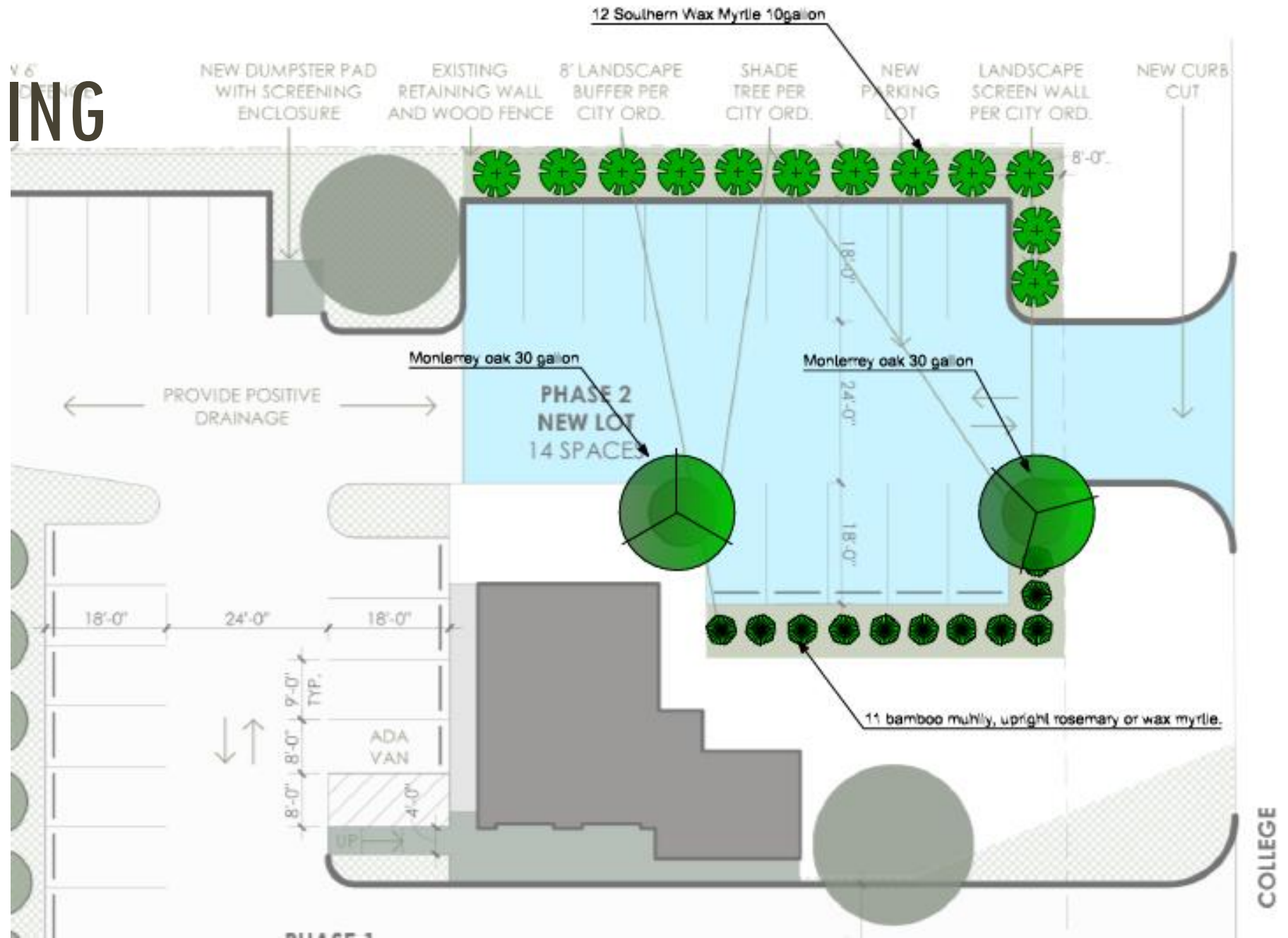
PROPERTY

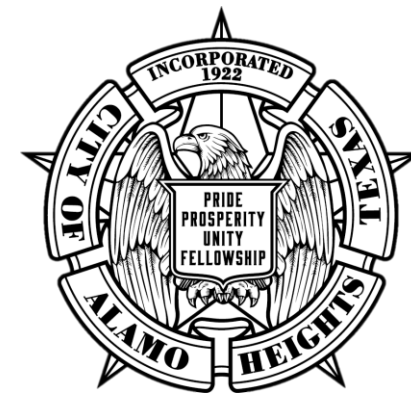


- B-1
- Broadway
 - College
- Expand rear parking area



LANDSCAPING





PUBLIC NOTIFICATION

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 - Support: (0) Neutral: (0)
 - Oppose: (5)

ARCHITECTURAL REVIEW BOARD

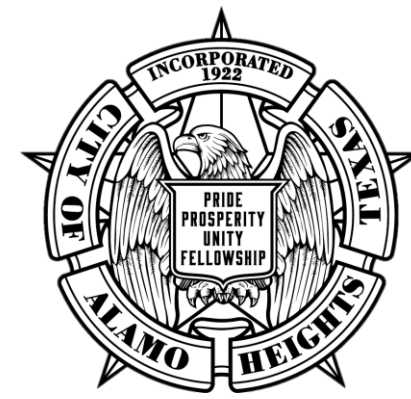
CASE NO. 815F



OCTOBER 20, 2020

SIGNIFICANCE — 324 CLOVERLEAF

Community Development
Services

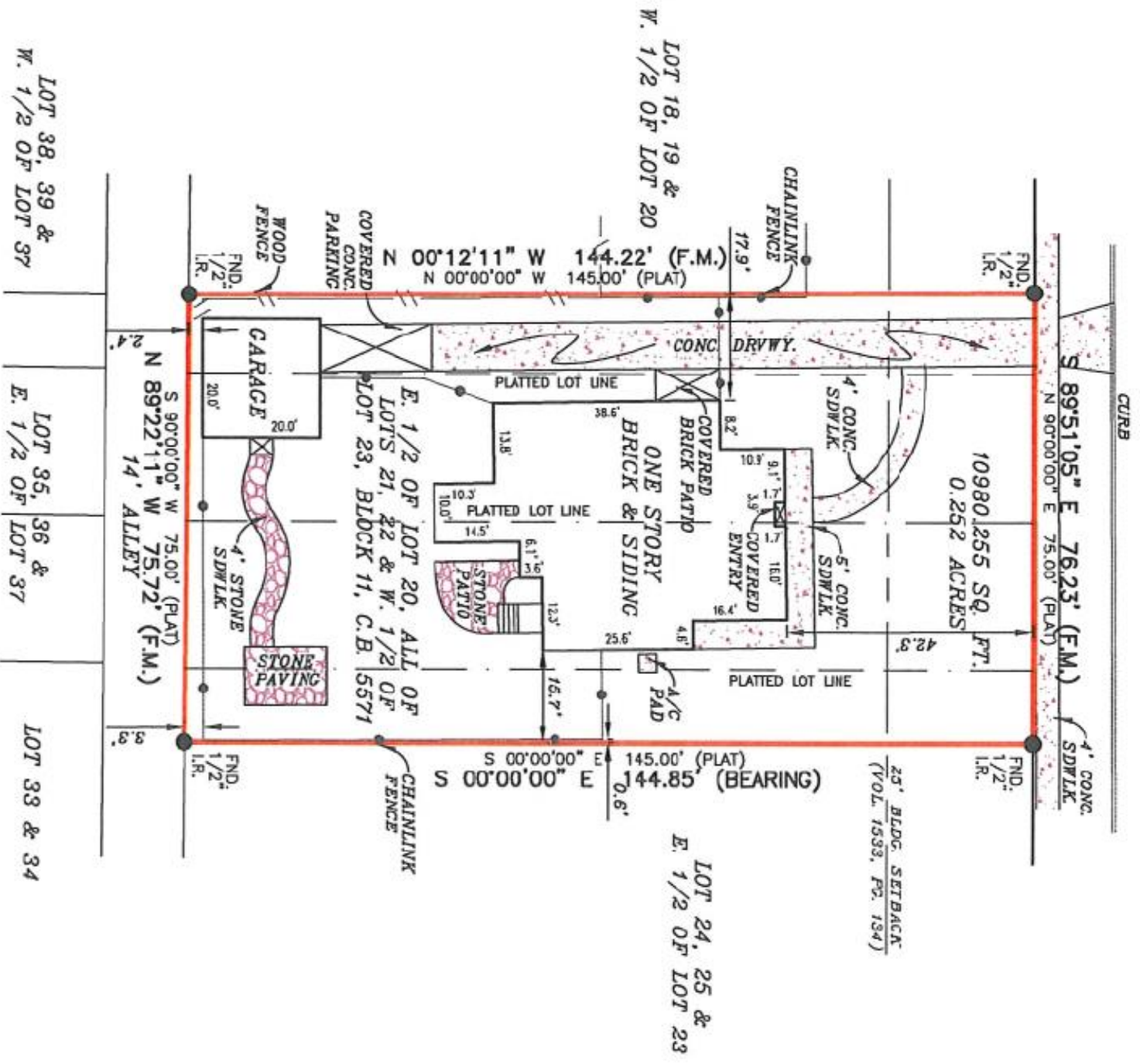


PROPERTY



- SF-A
- Cloverleaf
 - Buttercup
 - N. New Braunfels
- 100% Demolition
- Single Family residence to follow

CLOVERLEAF AVE.
(50' R.O.W.)



SITE PLAN





4



5



6





10

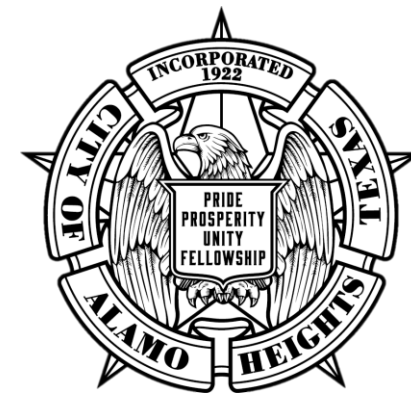


11



12





PUBLIC NOTIFICATION

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- Notices posted - City website and on property
- Responses received:
 - Support: (1) Neutral: (0)
 - Oppose: (0)

ARCHITECTURAL REVIEW BOARD

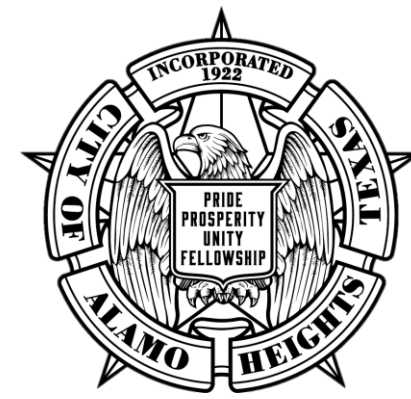
CASE NO. 816F



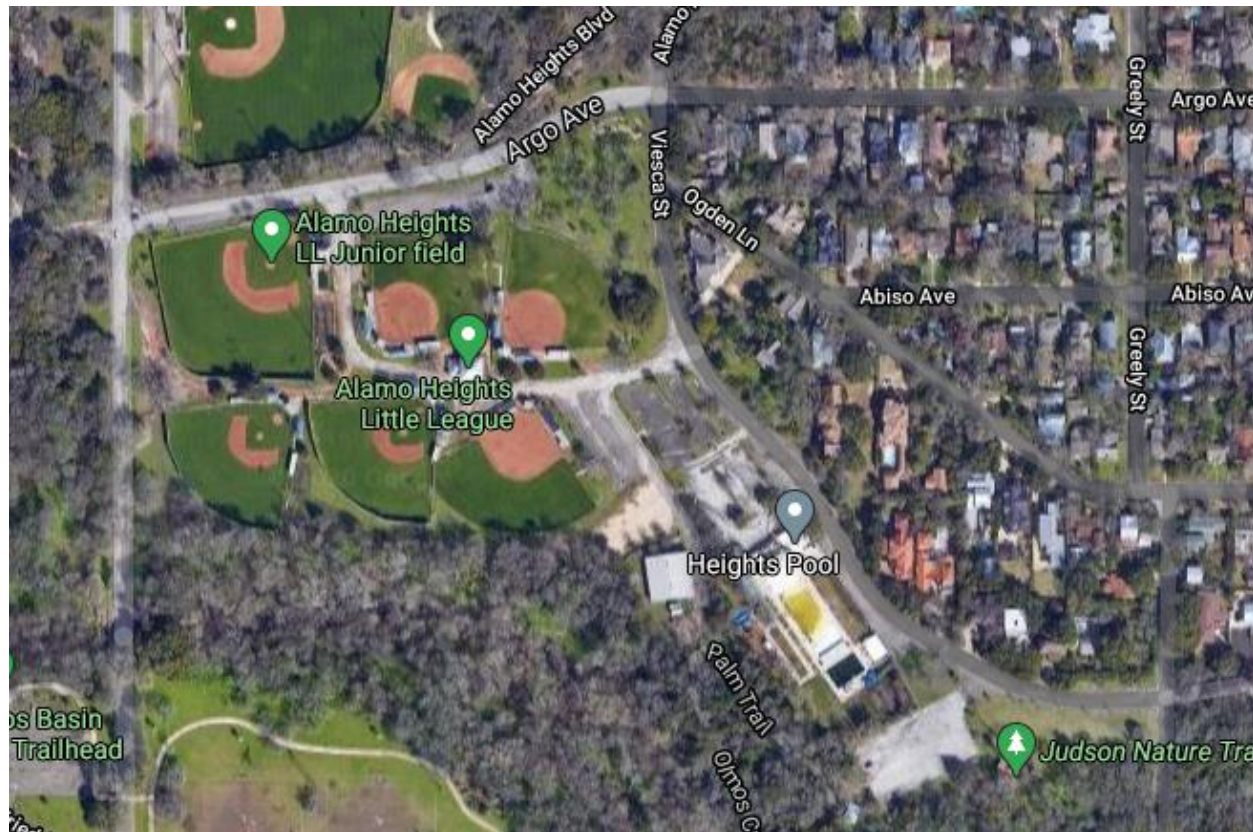
OCTOBER 20, 2020

**COMPATIBILITY — 250 VIESCA
(AHISD SOFTBALL FIELDS)**

Nina Shealey — Director
Community Development
Services



PROPERTY



- SF-B
- Viesca
 - Argo
 - Alamo Heights Pool
- Foul Ball Netting
- Accessory Structure



DEVINE ROAD

ALAMO HEIGHTS BLVD

OGDEN LN.

VIESCA ST.

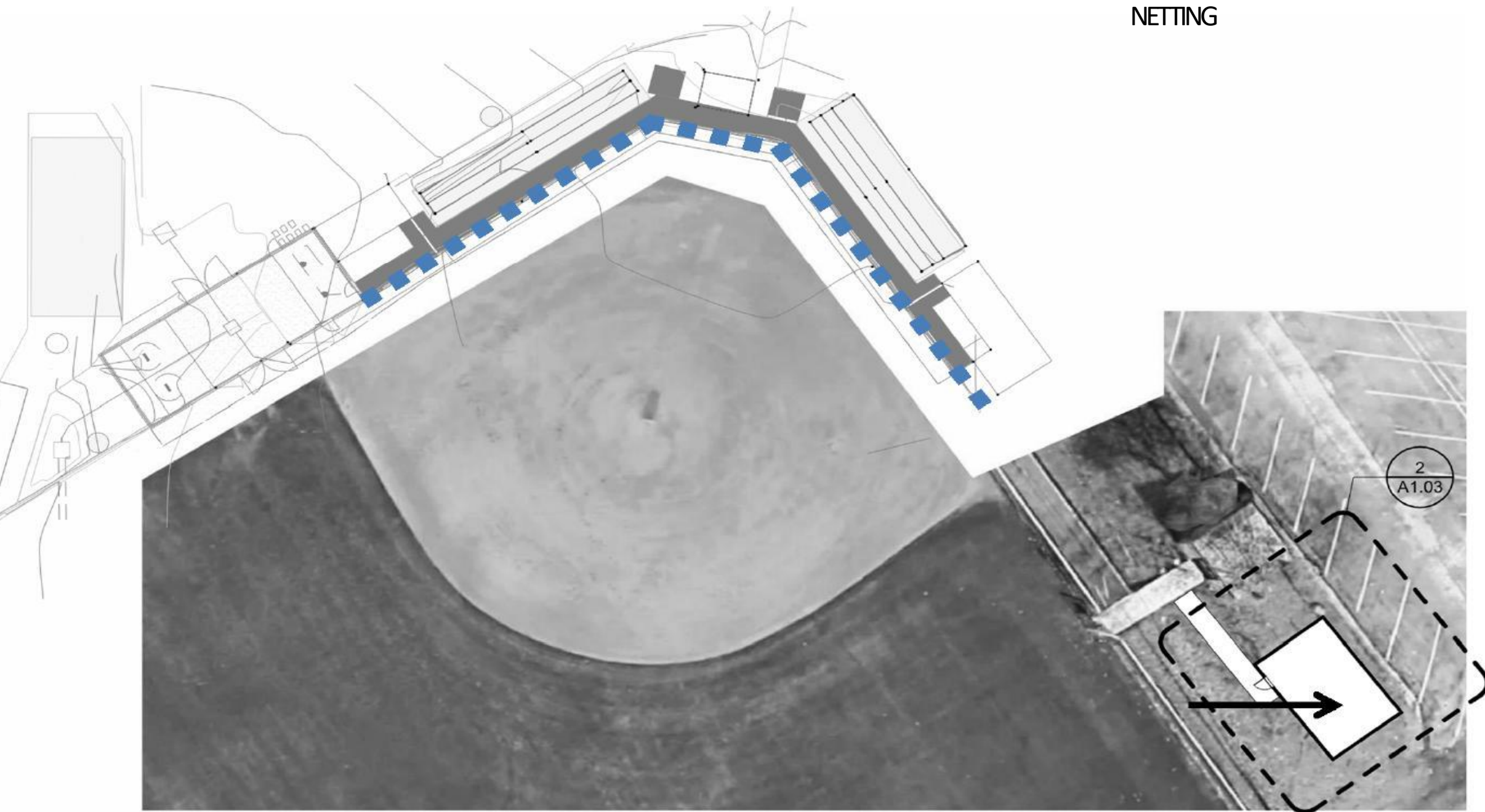
CONTROL POINT
CP 100

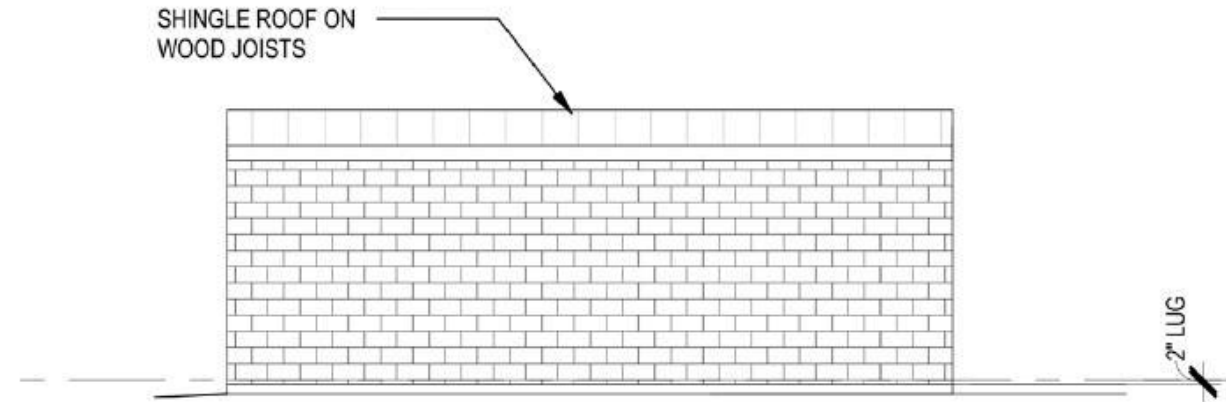
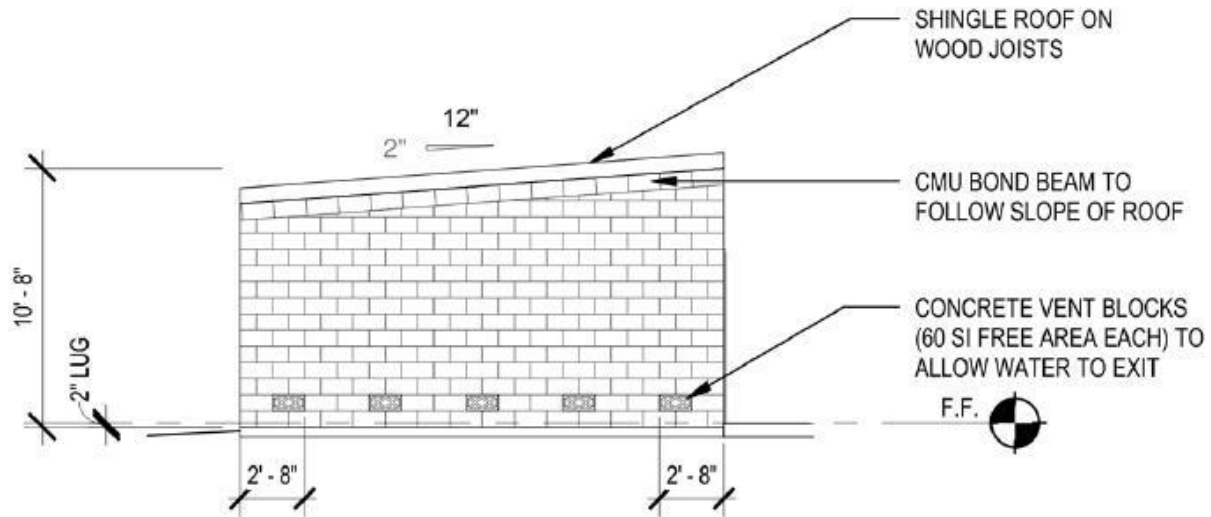
PROJECT
LOCATION

CONTROL POINT
CP 101

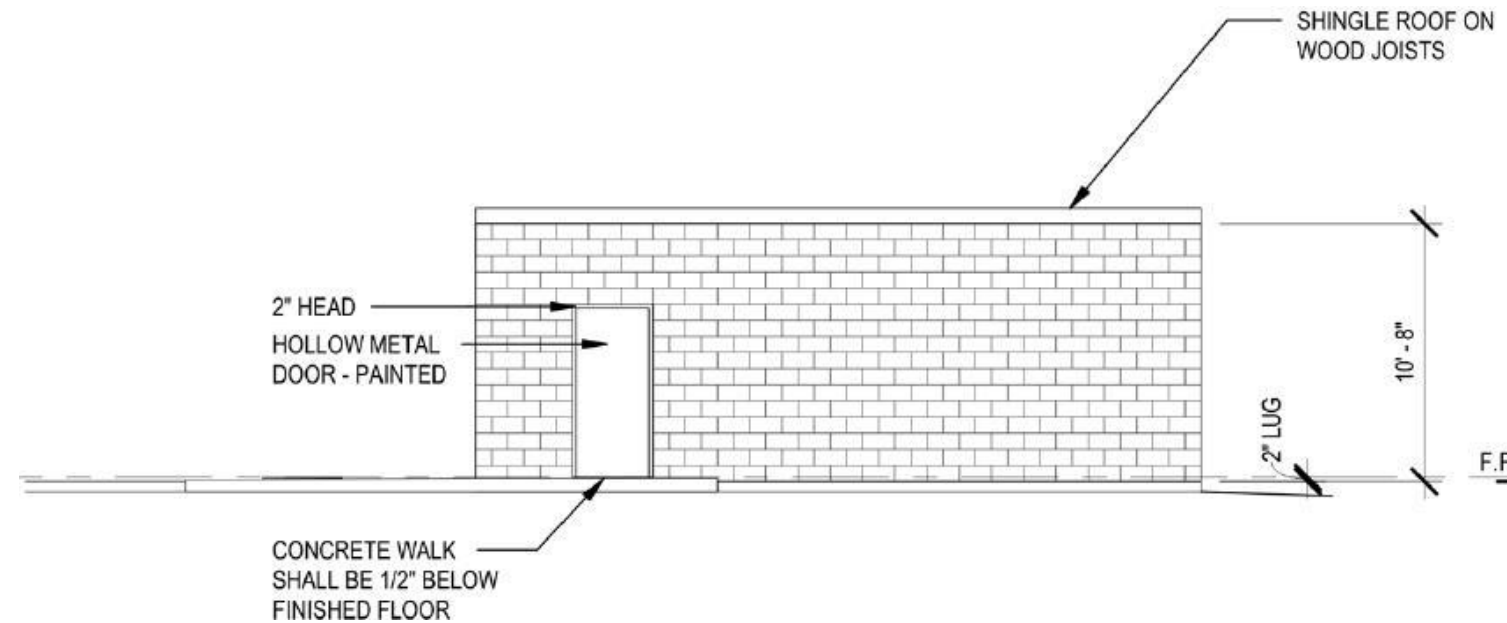


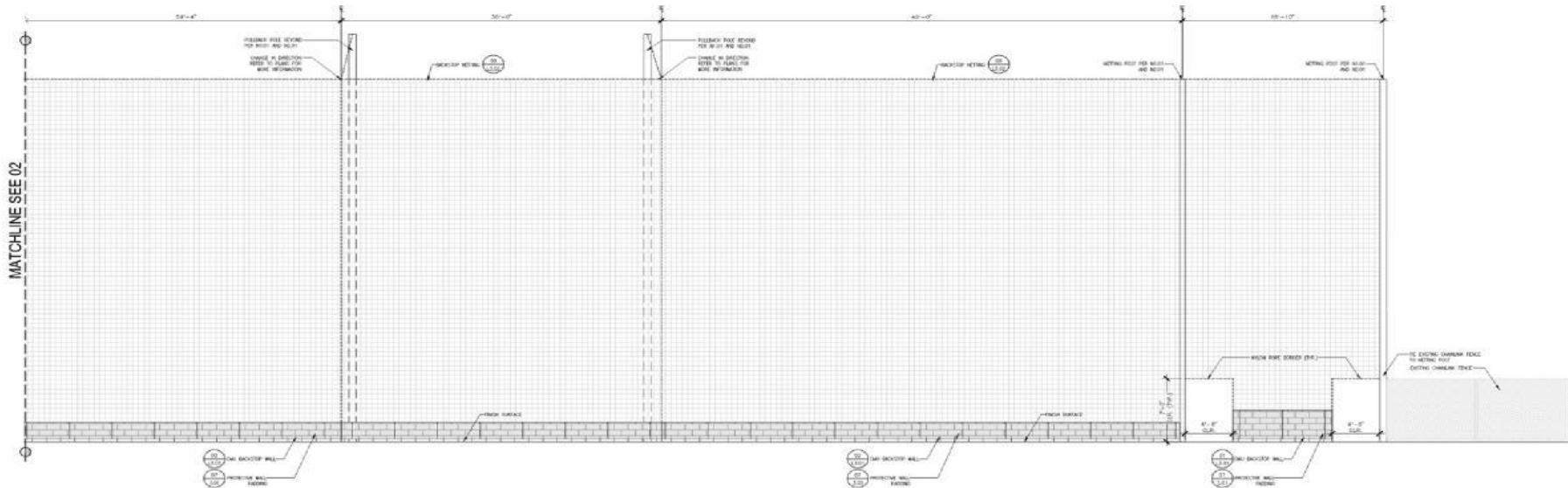
NETTING





- Building Height – 12ft
- Materials
 - Concrete blocks
 - Shingle roof



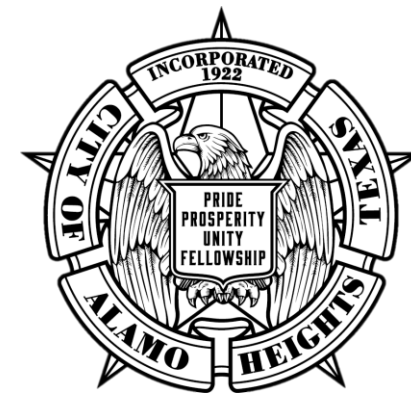


MATCHLINE SEE 02

MATCHLINE SEE 02







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 - Oppose: (1)