

CITY OF ALAMO HEIGHTS Demolition Review Checklist

For office use
Address: _____
Case No.: _____

Applicant
Staff

APPLICATION COMPLETENESS REQUIREMENTS

****Incomplete packages will not be accepted****

	Application & Lot Coverage and Floor Area Ratio Worksheet
	Fee
	This checklist (completed and signed by applicant)
	2 Copies (11" x 17") of complete review package
	1 CD containing digital copies of the review package in PDF format
	Tree removal permit, if applicable

Applicant
Staff

EXHIBIT REQUIREMENTS

	Summary of purpose and intent. This is a detailed written description of the project under review. Describe how the project is in harmony and compatible with the existing neighborhood character.
	Photographs of existing structure (all sides)
	Streetscape photos showing:
	Existing project block panorama
	Proposed project block panorama
	Scaled Plans:
	Tree survey of existing trees including locations, size and species
	Existing site plan
	Site Survey (including boundaries, bearings and dimensions, lot lines, site acreage and square footage, easements, setbacks, etc.)
	Roof Demolition Plan (if <100% demolition)
	Dimensioned elevations of all sides of all proposed structure(s)
	All scaled plans shall include:
	Graphic and written scale
	Legend, if abbreviations or symbols are used
	Plan cover sheet shall include:
	Location map with North arrow
	Title block containing the legal description with subdivision name, block and lot number, address (if available), acreage, and preparation date.
	Name, address and phone number of owner, applicant, surveyor, and developer.
	Additional items required for proposed structure Compatibility Review:
	Proposed site plan
	Proposed floor plan
	Full color rendering of completed project including landscaping
	Label exterior and roof materials (i.e. stucco, wood, brick, HardiePlank)
	Color palette of exterior

****PROVIDE COMPLETED & SIGNED CHECKLIST WITH APPLICATION****

Preparer's Signature: _____ Printed Name: _____

Date prepared: _____

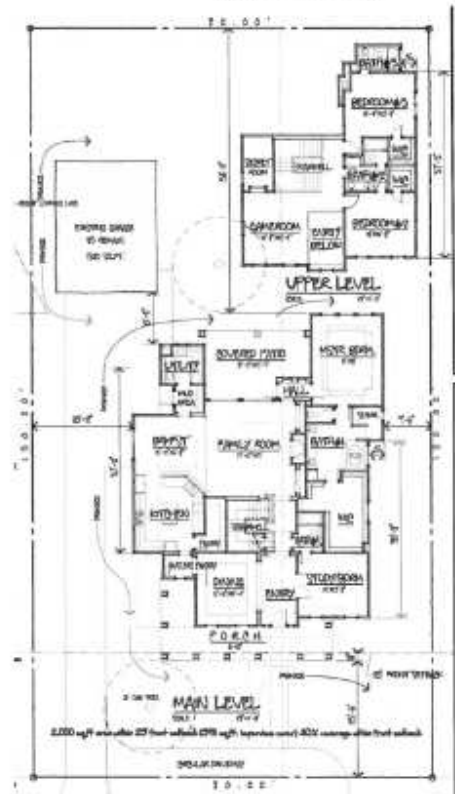
STAFF ONLY:

Received by _____ Date _____ Y/ N Complete

Lot Coverage and FAR Worksheet

LOT COVERAGE:	EXISTING Calculations (in sq. ft.)		PROPOSED Calculations (in sq. ft.)	
	Applicant	Staff	Applicant	Staff
Lot area	1500		1500	
Main house footprint	1269		1530	
Front porch (area excepted - construction delay)				
Side porch 1				
Side porch 2				
Rear porch				
Garage footprint	601		601	
Carport footprint				
Shed footprint				
Other structures				
Total (total) constructed area	1870/1500	1	2131/1500	1.42
Total Lot Coverage	24.9%	0%	28.4%	28.4%
FLOOR AREA RATIO (FAR)™				
Lot area	1500		1500	
Main house: 1st floor	1269		1530	
Main house: 2nd floor				
Garage: 1st floor	601		601	
Garage: 2nd floor				
Other structures (area excepted - see lot area below)				
Total (total) FAR (total area)	1870/1500	1	2131/1500	1.42
Total FAR:	0.249	0.	0.284	0.284

Proposed Site Plan and Floor Plan (combined)



Streetscape Photos (Proposed and Existing)



Proposed New Construction

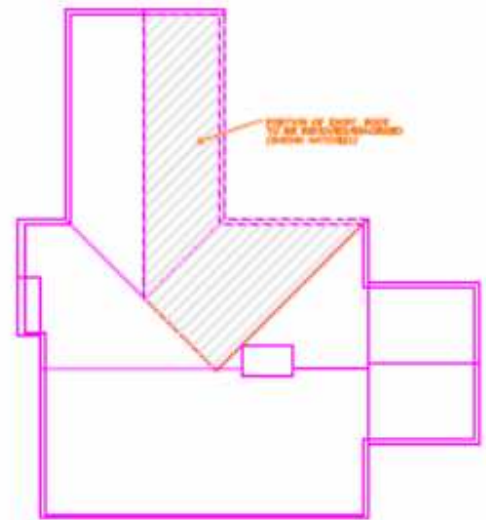


Existing Home Front Elevation

Tree Survey



Roof Demolition Plan



Proposed Front Elevation

