



CITY OF ALAMO HEIGHTS

COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
6116 BROADWAY
SAN ANTONIO, TX 78209
210-826-0516

Architectural Review Board Meeting June 16, 2026 – 5:30 P.M.

Take notice that a regular Architectural Review Board meeting of the City of Alamo Heights will be held on **Tuesday, June 16, 2026, at 5:30 P.M.** in the City Council Chamber, located at 6116 Broadway St, San Antonio, Texas, 78209, to consider and act upon any lawful subjects which may come before it.

Case No. 1038F – 126 College Blvd

Request of Dave Isaacs of Dave Isaacs Homes, applicant, representing Angel Liriano, owner, for the significance review of the existing main structure and compatibility review of the proposed design located at 126 College Blvd in order to demolish 100% of the existing structure and construct a new single-family residence under Demolition Review Ordinance No. 1860 (April 12, 2010).

Chapter 5 of the Code of Ordinances (Buildings and Building Regulations) requires City Council to consider the ARB's recommendation for all demolition/final design review applications. Please check the ARB posted results on the City's website after the ARB meeting to confirm any future meeting dates.

Plans may be viewed online (www.alamoheightstx.gov/departments/planning-and-development-services/public-notices) and at the Community Development Services Department located at 6116 Broadway St. You may also contact Garrett Pringle, Planner, (gpringle@alamoheightstx.gov), Tyler Brewer, Senior Planner, (tbrewer@alamoheightstx.gov), or Lety Hernandez, Director, (lhernandez@alamoheightstx.gov) by email or our office at (210) 826-0516 for additional information regarding this case. Please note floor plans will not be available online.

ABBREVIATIONS

ABV.	ABOVE	H.B.	HOSE BIBB	V	VOLT
A.F.F.	ABOVE FINISH FLOOR	IN.	INCH	W.I.C.	WALK-IN CLOSET
A.F.G.	ABOVE FINISH GRADE	INSUL.	INSULATION	WSTR.	WASHER
ADJ.	ADJUSTABLE/ADJACENT	INT.	INTERIOR	WTR.	WATER
A/C	AIR CONDITIONING	J.B.	JUNCTION BOX	W.C.	WATER CLOSET
ALUM.	ALUMINUM	L.E.	LANDSCAPE EASEMENT	W.H.	WATER HEATER
APPROX.	APPROXIMATELY	LAV.	LAVATORY	W.L.E.	WATER LINE EASEMENT
BTW.	BETWEEN	LTR.	LIGHTER	W.P.	WATERPROOF
BLDG.	BUILDING	MAS.	MASONRY	W/J	WITH
B.S.	BUILDING SETBACK	MSTR.	MASTER	W	WOOD
CAB.	CABINET(S)	MAX.	MAXIMUM	W.I.	WROUGHT IRON
C	CARPET	MTL.	METAL		
CSMT.	CASMENT	MICRO.	MICROWAVE		
CLG.	CEILING	MIN.	MINIMUM		
CER.	CERAMIC	MISC.	MISCELLANEOUS		
COL.	COLUMN	N/A	NOT APPLICABLE		
CONC.	CONCRETE	O.C.	ON CENTER		
CMU	CONCRETE MASONRY UNIT	O/H	OVERHANG/OVERHEAD		
CONNS.	CONNECTIONS	PR.	PAIR		
CRZ	CRITICAL ROOT ZONE	PWDR.	POWDER		
DECO.	DECORATIVE	P.U.E.	PUBLIC UTILITY EASEMENT		
DIA.	DIAMETER	RAD.	RADIUS		
DIR.	DIRECTIONAL	REFRIG.	REFRIGERATOR		
D/W	DISHWASHER	REQ'D.	REQUIRED		
DISPL.	DISPOSABLE	R	ROD		
DOC.	DOCUMENT	RM.	ROOM		
DR.	DOOR	SHAMP.	SHAMPOO		
DBL.	DOUBLE	S/R	SHEETROCK		
D.H.	DOUBLE HUNG	S	SHELF		
DN.	DOWN	SHLV.	SHELVES		
D.E.	DRAINAGE EASEMENT	SHNGL.	SHINGLE		
DRWR.	DRAWER	SHWR.	SHOWER		
DRSG.	DRESSING	S.H.	SINGLE HUNG		
ESMT.	EASEMENT	SLP.	SLOPE		
E.V.	ELECTRIC VEHICLE	S.D.	SMOKE DETECTOR		
ELEC.	ELECTRICAL	S.C.	SOLID CORE		
ELEV.	ELEVATION/ELEVATOR	S.F.	SQUARE FOOTAGE		
EQ.	EQUAL	S.S.	STAINLESS STEEL		
EXIST.	EXISTING	STL	STEEL		
EXT.	EXTERIOR	STRG.	STORAGE		
FIN.	FINISH	TEL	TELEPHONE		
F.F.E.	FINISH FLOOR ELEVATION	TMPD.	TEMPERED		
F.G.	FIXED GLASS	TEMP.	TEMPORARY		
FLR.	FLOOR	THRU	THROUGH		
FT.	FOOT	T	TILE		
FUT.	FUTURE	T.O.	TOP OF		
GLS.	GLASS	T.O.C.	TOP OF CONCRETE		
GYP.	GYPNUM	U.C.L.	UNDER CABINET LIGHTING		
G.W.B.	GYPNUM WALL BOARD	U.N.O.	UNLESS NOTED OTHERWISE		
H.S.	HORIZONTAL SLIDER	U.E.	UTILITY EASEMENT		

126 COLLEGE BLVD.

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SYMBOL LEGEND

	SECTION REFERENCE
	LEVEL INDICATOR
	INTERIOR ELEVATION REFERENCE
	BREAK LINE
	ROOF PITCH
	CENTERLINE

SQUARE FOOTAGE TABLE

LOWER LEVEL	2057 S.F.
UPPER LEVEL	825 S.F.
TOTAL LIVING AREA	2882 S.F.
2 CAR GARAGE	386 S.F.
PORCH	203 S.F.
COVERED PATIO	103 S.F.
TOTAL BUILDING AREA	3574 S.F.

PROJECT INFORMATION

PROJECT ADDRESS
126 COLLEGE BLVD.
ALAMO HEIGHTS, TEXAS 73209

BUILDER
DAVE ISAACS HOMES

CONTACT: DAVE ISAACS
PHONE: (512) 497-4170
EMAIL:

DESIGNER
RANDY HERRERA DESIGNER, LLC
227 N LOOP 1604 E, SUITE 150
SAN ANTONIO, TEXAS 78232

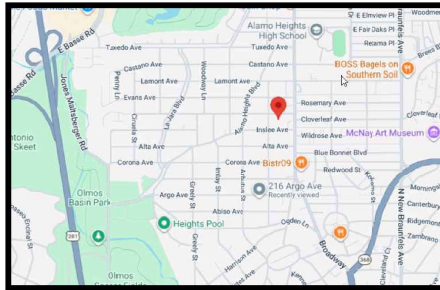
CONTACT: RANDY HERRERA
PHONE: (210) 479-6544
EMAIL:

SCOPE OF WORK
CONSTRUCTION OF A NEW TWO-STORY
SINGLE FAMILY PRIVATE DWELLING

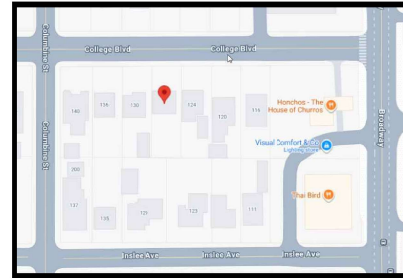
LEGAL DESCRIPTION
ALAMO HEIGHTS SUBDIVISION
LOT-4
BLOCK-165

GENERAL NOTES

- THE BUILDING SHALL BE CONSTRUCTED IN FULL COMPLIANCE WITH CURRENT INTERNATIONAL RESIDENTIAL BUILDING CODES AND ALL OTHER APPLICABLE CODES, ORDINANCES AND REGULATIONS AS WELL AS THE DRAWINGS AND SPECIFICATIONS.
- THE FOLLOWING DRAWINGS AND SPECIFICATIONS ARE INTENDED TO PROVIDE FOR A WATERTIGHT AND WEATHER TIGHT BUILDING.
- THE FOLLOWING DRAWINGS ARE INTENDED TO PROVIDE A PLUMB, LEVEL AND SQUARE STRUCTURE UNLESS NOTED OTHERWISE.
- IF DRAWINGS ARE SCALED, ALL DIMENSIONS SHALL HAVE PREFERENCE OVER SCALE AND SHOULD BE FIELD VERIFIED AND COORDINATED WITH WORK OF ALL TRADES.
- THE BUILDER SHALL BE RESPONSIBLE FOR THE ACCURATE PLACEMENT OF THE BUILDING ON-SITE AND SHALL VERIFY ALL DIMENSIONS AND EXISTING CONDITIONS BEFORE CONSTRUCTION.
- THE BUILDER SHALL PROVIDE ALL PERMITS AND INSPECTIONS NECESSARY FOR THE PROPER EXECUTION OF THE PROJECT IN ACCORDANCE WITH APPLICABLE CODES AND REGULATIONS.
- THE BUILDER SHALL VERIFY SIZE AND LOCATIONS OF ALL MECHANICAL AND A/C PADS AS WELL AS POWER, WATER, AND DRAINAGE REQUIREMENTS FOR SUCH EQUIPMENT AND EQUIPMENT MANUFACTURERS.
- DETAIL DRAWINGS ARE INTENDED TO SHOW METHOD AND MANNER OF ACCOMPLISHING WORK. MINOR MODIFICATIONS MAY BE REQUIRED TO SUIT ON-SITE DIMENSIONS OR CONDITIONS.
- ALL DIMENSIONS ON DRAWINGS ARE TO FACE OF STUD OR WALL UNLESS NOTED OTHERWISE.
- INTERIOR WALLS TO BE 2x4 WOOD STUDS AT 16" O.C., UNLESS NOTED OTHERWISE FOR PLUMBING OR SPECIAL CONDITIONS.
- ELECTRICAL WORK SHALL BE DONE IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE.
- ELECTRICAL AND HVAC INSTALLER TO COORDINATE THEIR WORK.
- SMOKE DETECTORS ARE REQUIRED IN EACH BEDROOM ENTRY AND ADJOINING HALL CEILING. SMOKE DETECTORS SHALL BE ELECTRICALLY HARDWIRED WITH A BATTERY BACKUP. ALL SMOKE DETECTORS SHALL BE ELECTRICALLY INTERCONNECTED, SO THAT IF ONE GOES INTO ALARM, ALL GO INTO ALARM.



VICINITY MAP



LOCATION MAP

REVISIONS

NO.	DATE	DESCRIPTION

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**A PRIVATE RESIDENCE IN:
ALAMO HEIGHTS
126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
LOT 4, BLOCK 165**

**Dave Isaacs
Homes**
DESIGN • REMODEL • BUILD

**RANDY HERRERA
DESIGNER, LLC**

DATE DRAWN
MAY 14, 2026

SHEET
G-1
1 OF 19

PERMIT SET
126 COLLEGE BLVD.









STREETSCAPE-I



PROPOSED RESIDENCE



EXISTING RESIDENCE

REVISIONS

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LOT 4, BLOCK-165**

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STREETSCAPE-2 (OPPOSITE SIDE OF STREET)



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LOT 4, BLOCK-165**

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G-5
5 OF 19

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STREETSCAPE-2 (ACROSS)

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126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
LOT 4, BLOCK-165**

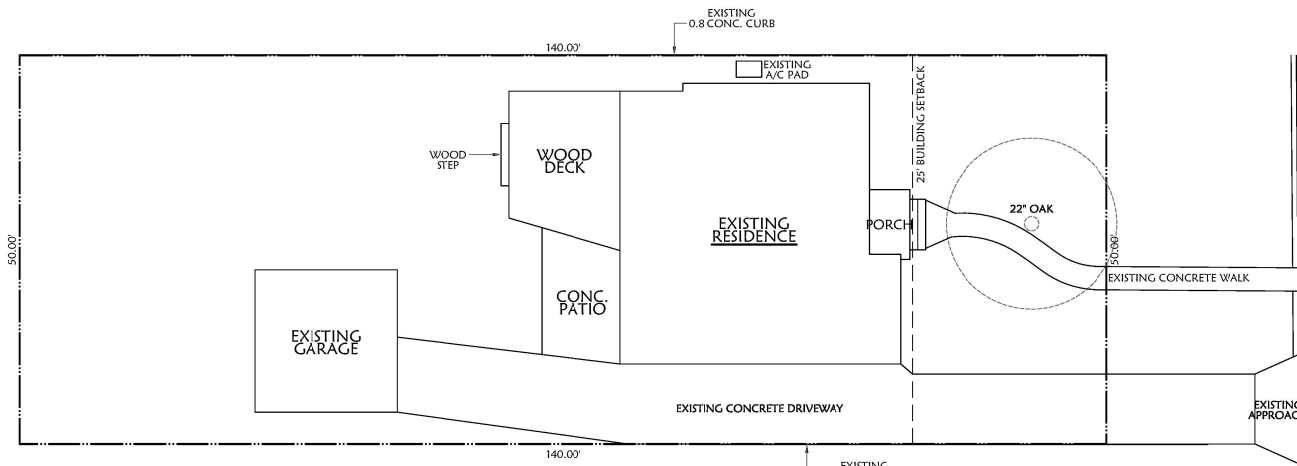
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MAY 14, 2026

SHEET
G-5
5 OF 19

PERMIT SET
126 COLLEGE BLVD.



EXISTING SITE PLAN
 SCALE: 1/8"=1'-0"
 (SCALE: 1/16"=1'-0" ON 11" X 17" SHEET)
ALAMO HEIGHTS
LOT-4
BLOCK-165
126 COLLEGE BLVD.



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 ALAMO HEIGHTS
 126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
 LOT 4, BLOCK-165**

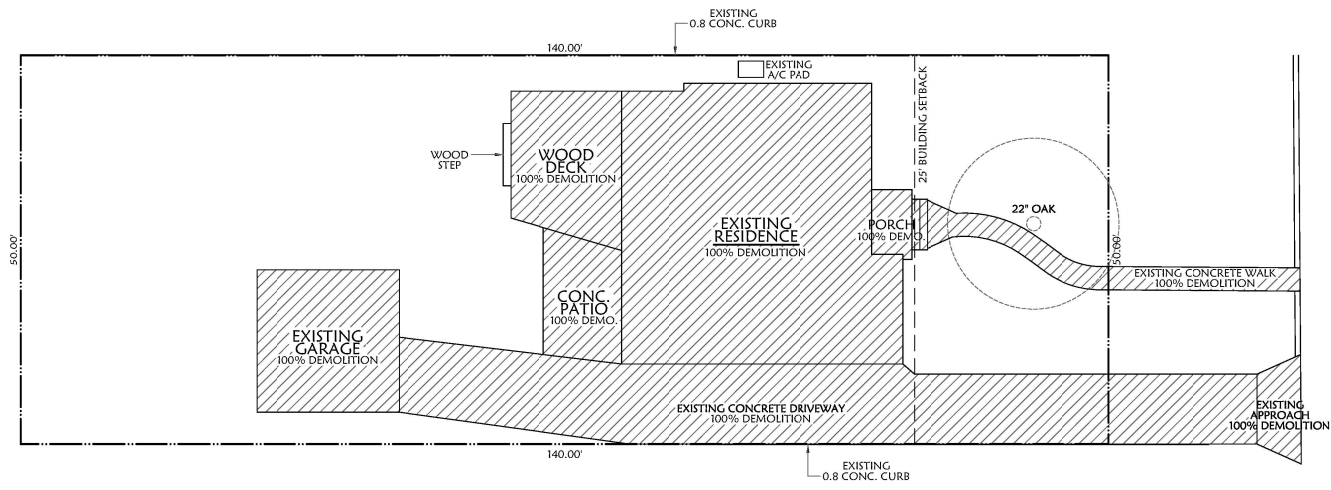
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SHEET
A-1
 6 OF 19

PERMIT SET
126 COLLEGE BLVD.



DEMOLITION SITE PLAN

SCALE : 1/8"=1'-0"
 (SCALE : 1/16"=1'-0" ON 11" X 17" SHEET)

ALAMO HEIGHTS

LOT-4

BLOCK-165

126 COLLEGE BLVD.



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 ALAMO HEIGHTS
 126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
 LOT 4, BLOCK-165**

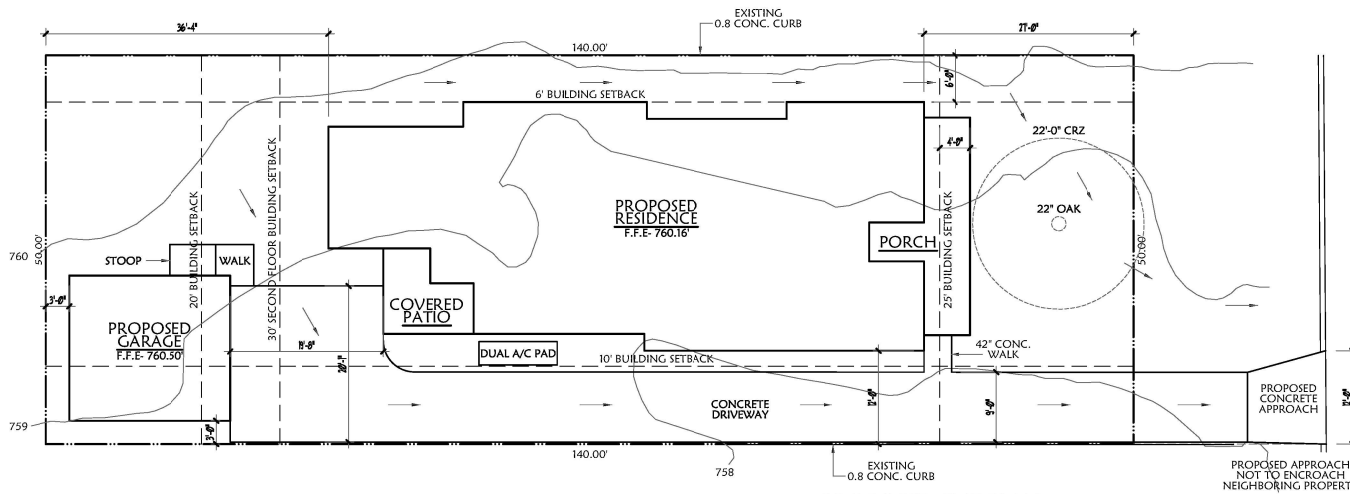
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SHEET
A-2
 7 OF 19

PERMIT SET
 126 COLLEGE BLVD.



PROPOSED SITE PLAN
 SCALE : 1/8"=1'-0"
 (SCALE : 1/16"=1'-0" ON 11" X 17" SHEET)
ALAMO HEIGHTS
LOT-4
BLOCK-165
126 COLLEGE BLVD.



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A PRIVATE RESIDENCE IN:
ALAMO HEIGHTS
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 LOT 4, BLOCK-165

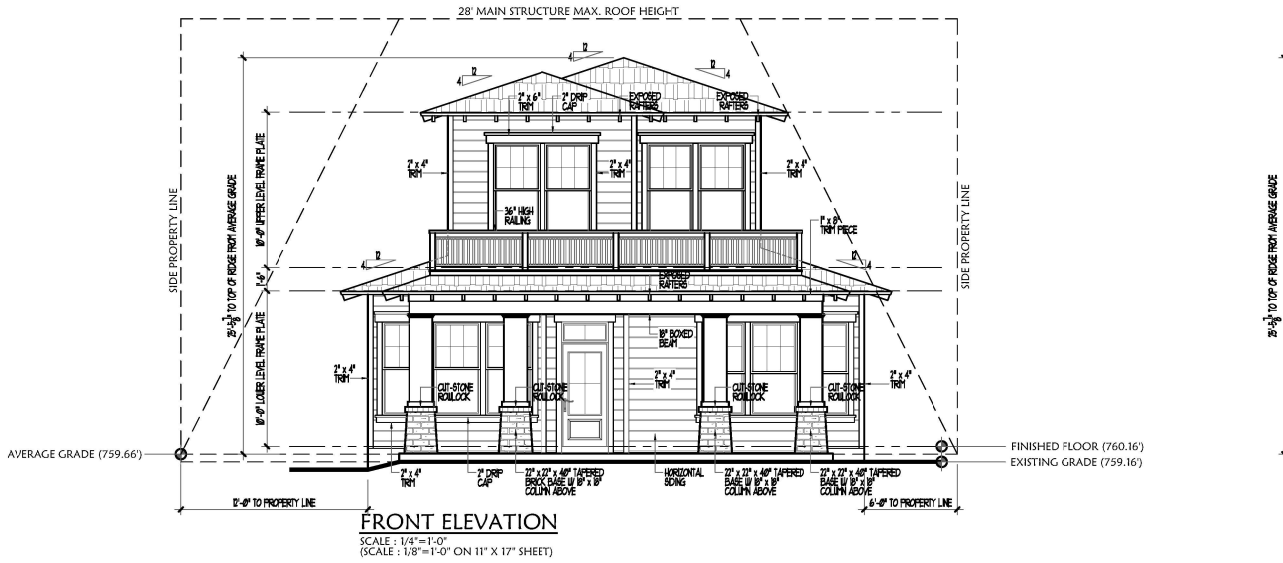
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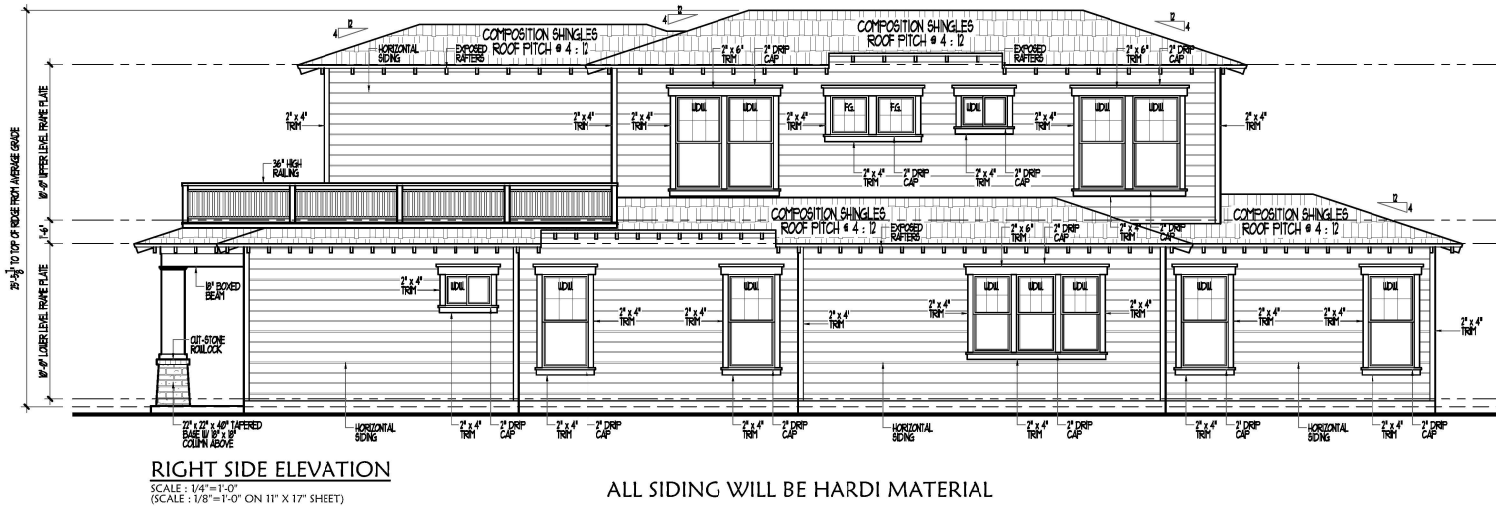
SHEET
A-3
 3 OF 19

PERMIT SET
126 COLLEGE BLVD.



FRONT ELEVATION
 SCALE: 1/4"=1'-0"
 (SCALE: 1/8"=1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL



RIGHT SIDE ELEVATION
 SCALE: 1/4"=1'-0"
 (SCALE: 1/8"=1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL

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**A PRIVATE RESIDENCE IN:
 ALAMO HEIGHTS**
 126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
 LOT 4, BLOCK-165

Dave Isaacs
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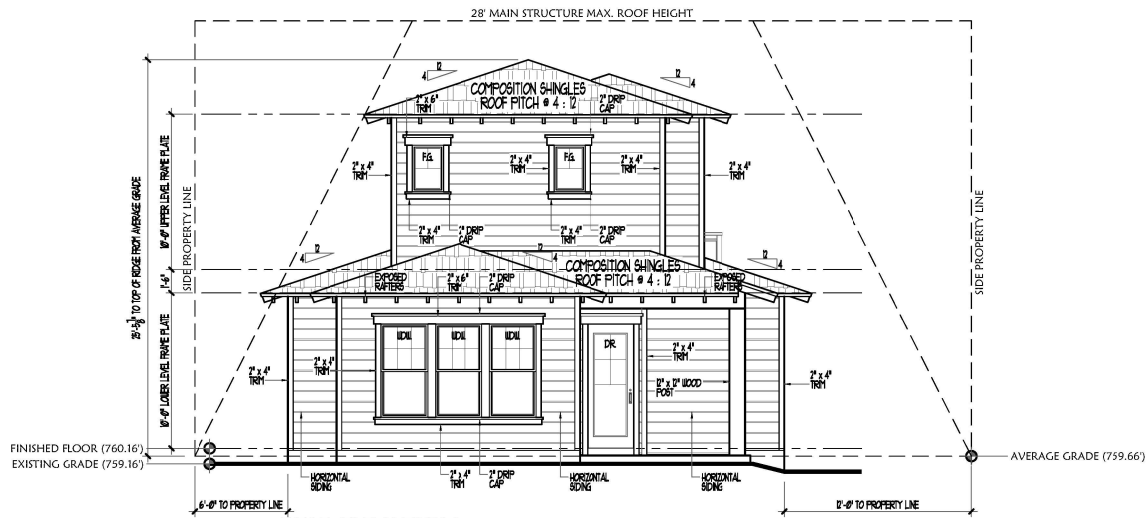
RANDY HERRERA
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DATE DRAWN
 MAY 14, 2024

SHEET

A-6
 11 OF 19

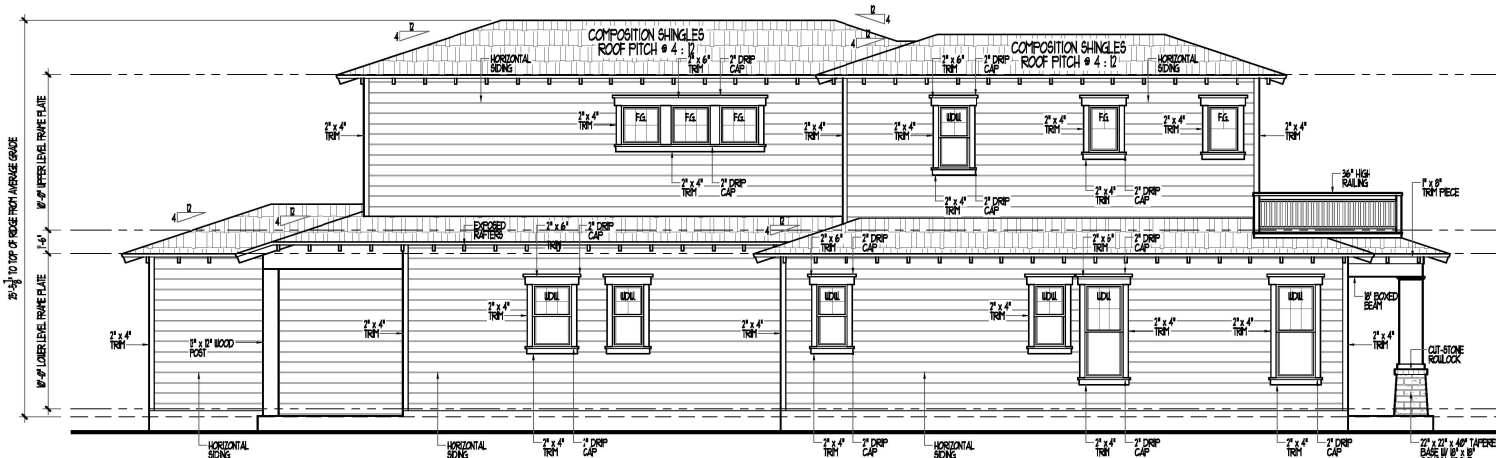
PERMIT SET
 126 COLLEGE BLVD.



REAR ELEVATION

SCALE : 1/4" = 1'-0"
 (SCALE : 1/8" = 1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL



LEFT SIDE ELEVATION

SCALE : 1/4" = 1'-0"
 (SCALE : 1/8" = 1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL

REVISIONS

NO.	DESCRIPTION

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 ALAMO HEIGHTS**
 126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
 LOT 4, BLOCK 165

Dave Isaacs
 Homes
 DESIGN • REMODEL • BUILD

RANDY HERRERA
 DESIGNER, LLC

DATE DRAWN
 MAY 14, 2026

SHEET

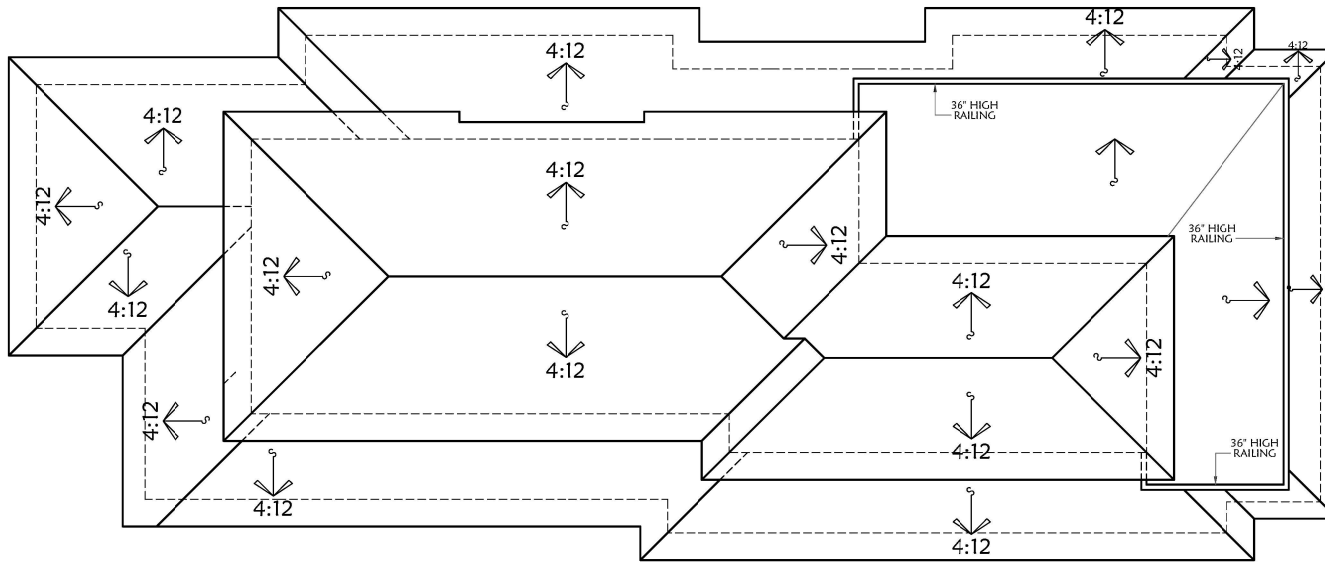
A-7
 12 OF 19

PERMIT SET
 126 COLLEGE BLVD.

VISION 1







ROOF PLAN
SCALE : 1/4"=1'-0"

REVISIONS

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**A PRIVATE RESIDENCE IN:
ALAMO HEIGHTS**
126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
LOT 4, BLOCK-165

Dave Isaacs
Homes
DESIGN • REMODEL • BUILD

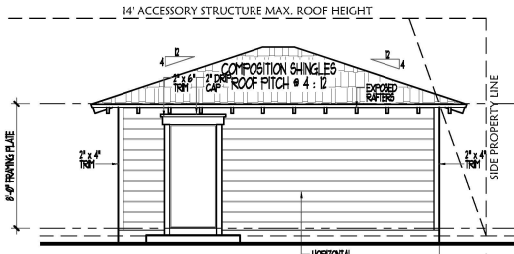
RANDY HERRERA
DESIGNER, LLC

DATE DRAWN
MAY 14, 2026

SHEET
A-8

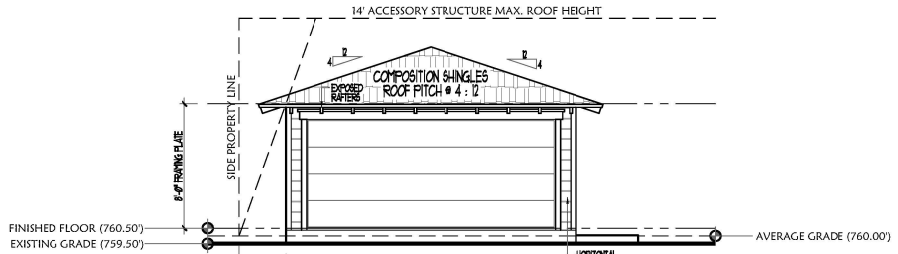
13 OF 19

PERMIT SET
126 COLLEGE BLVD.



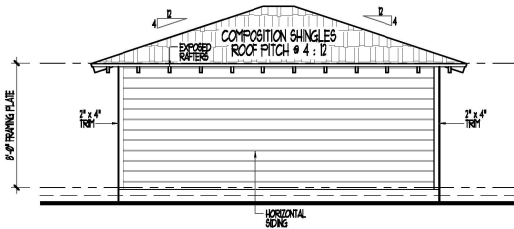
RIGHT SIDE ELEVATION
 SCALE : 1/4"=1'-0"
 (SCALE : 1/8"=1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL



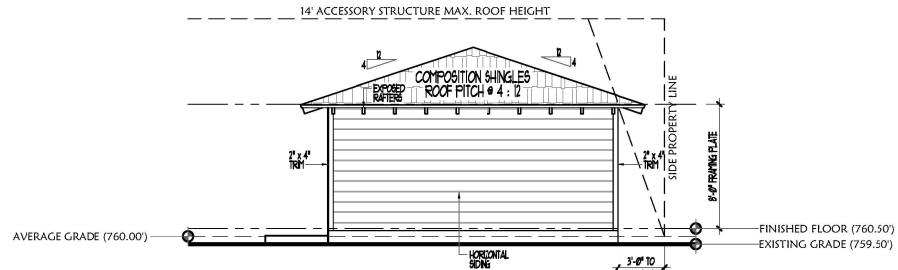
FRONT ELEVATION
 SCALE : 1/4"=1'-0"
 (SCALE : 1/8"=1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL



LEFT SIDE ELEVATION
 SCALE : 1/4"=1'-0"
 (SCALE : 1/8"=1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL



REAR ELEVATION
 SCALE : 1/4"=1'-0"
 (SCALE : 1/8"=1'-0" ON 11" X 17" SHEET)

ALL SIDING WILL BE HARDI MATERIAL

REVISIONS

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**A PRIVATE RESIDENCE IN:
 ALAMO HEIGHTS
 126 COLLEGE BLVD., ALAMO HEIGHTS SUBDIVISION,
 LOT 4, BLOCK-165**

**Dave Isaacs
 Homes**
 DESIGN • REMODEL • BUILD

**RANDY HERRERA
 DESIGNER, LLC**

DATE DRAWN
 MAY 14, 2026

SHEET
A-12
 17 OF 19

PERMIT SET
 126 COLLEGE BLVD.