

RECEIVED

JUL 25 2008 2 PM

CITY OF AUSTIN
Neighborhood Planning and Zoning Department
RESIDENTIAL DEMOLITION PERMIT APPLICATION

08-0411 NPZD/CHPO

BP-07- _____ PR-07- ⁰⁸ 58256-RD NRD-07- _____ HDP-08- ~~08~~

REFERRED BY: Bryan Walker / Jim Gobel

RELEASE PERMIT
 DO NOT RELEASE PERMIT
 PENDING HLC REVIEW

08-070953 GG 9/12/08
Sharon Villanov 9-5-08
Historic Preservation Officer Date

HLC released 8-25-08

A TOTAL or PARTIAL Demolition of the Single Family Residence, Duplex, Tri-plex
or Other located at: 2905 Richard Lane

PARTIAL DEMOLITION ONLY - Identify (specify location North, South, East West, etc.)
the exterior wall(s), roof or portion of wall(s) and roof to be demolished.

Applicant: DAR Construction ^{GC}	Owner: Michael Deane Homes, Inc.
Address: PO Box 142028	Address: 2414 Exposition Blvd
City: Austin	City: Austin
State: Texas ZIP: 78714-2028	State: TX ZIP: 78703
Phone: 512-453-4646 Fax: 512-453-5524	Phone: 512-478-2400 Fax: 512-478-2401
E-mail: karen@dardemolition.com	E-mail: michael@mdh.com

Please submit the following to complete this application:

- Site Plan or Survey showing the street address, location of structure on site and dimensions of the structure. Clearly identify the structure(s) or portion of the structure(s) to be demolished. Plan not to exceed 8 1/2" x 14"
- Certified Tax Certificates-Travis Co. Tax Assessor's Office-5501 Airport Boulevard, 854-9473 Copies will NOT be accepted - If Tax Certificate is in a name other than the current owner, proof of ownership must be shown through connecting documents
- Photographs - showing the structure(s) or portion of the structure(s) proposed for demolition. Digital photographs are acceptable
- \$25 Fee per application for Historic Preservation Office Review

IMPORTANT: Verify with Watershed Protection and Development Review Department (Development Assistance Center) that new construction will be permitted at this location before filing for a Residential Demolition Permit.

Once the Historic Preservation Office has reviewed the property for historic significance, a demolition permit may be obtained from the Permit Center, 2nd Floor, One Texas Center, 505 Barton Springs Road. Additional fees will be assessed at that time.

RESIDENTIAL DEMOLITION PERMIT APPLICATION

PAGE 2

- 1. No Yes - Will the proposed work require the use of City right-of-way? *If "Yes" a Right of Way Management (Rowman) Application must be approved prior to any such activity. Applications may be obtained in the Watershed Protection and Development Review located on the 8th floor at One Texas Center 974-7180, or at <http://www.ci.austin.tx.us/rowman/index.cfm>*
- 2. No Yes - Is the structure currently tied onto water and/or sewer services provided by the City of Austin? *Please contact 494-9400 for water and sewer service information.*
- 3. No Yes - Will the proposed work require the removal of a protected size tree or impact the critical root zone as defined within the City of Austin tree protection ordinance? *If "Yes" a Tree Ordinance Review Application must be approved by the City Arborist prior to any such activity. Applications may be obtained in the Development Assistance Center, One Texas Center 974-6370. Any demolition or relocation work, which results in damage or destruction of a protected tree without authorization is a City ordinance violation. Additional information may be obtained from the City Arborist, 974-1876, or at <http://www.ci.austin.tx.us/trees/>*

CERTIFICATION

I/we hereby certify that I/we am/are the owner(s) of the above described property. I/we am/are respectfully requesting processing and approval of the above referenced permit(s) review.

I/we hereby authorize the Applicant listed on this application to act on my/our behalf during the processing and presentation of this request. They shall be the principal contact with the City in processing this application, OR

As owner(s) of the above described property, I/we hereby file as the Applicant for the processing and presentation of this request. I/we shall be the principal contact with the City in processing this application.

Michael Deane Homes

7-15-08

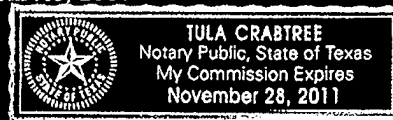
Owner(s) Signature

Date

Sworn and subscribed before me this 19th day of December, 2007

Tula Crabtree

Notary Public in and for the State of Texas



My commission expires on: *11-28-11*

I certify that the information provided is true and correct to the best of my knowledge and is an accurate reflection of my intentions for the property. I understand that any omission or incorrect information herein will render this application and any permit obtained invalid. I agree to comply with the requirements in all applicable codes. I understand that any substantial modifications or additions to this application can mean the requirement of an additional review.

I understand that no work may begin prior to review by the Historic Preservation Office and issuance of the demolition permit by the Permit Center. I understand that the Historic Preservation Office review does not imply approval of the demolition permit, and that if the structure(s) is determined to be potentially historic as defined by §25-11-214 of the City of Austin Land Development Code, additional review by the Historic Landmark Commission may be required.

Michael Deane Homes

7-15-08

Applicant's Signature

Date

TAX CERTIFICATE
Nelda Wells Spears
Travis County Tax Assessor-Collector
P.O. Box 1748
Austin, Texas 78767
(512) 854-9473

NO 1037315

ACCOUNT NUMBER: 01-1806-0203-0000

PROPERTY OWNER:

ELLINGER RUTH HUNTER
1622 WATERSTON AVE
AUSTIN, TX 78703-3935

PROPERTY DESCRIPTION:

LOT 10A BRENTWOOD PLACE AMENDED PL
AT OF LOTS 10&12

ACRES 0.000 MIN% .00000 TYPE

SITUS INFORMATION: 2905 RICHARD LN

This is to certify that after a careful check of tax records of this office, the following taxes, delinquent taxes, penalties and interests are due on the described property of the following tax unit(s):

YEAR	ENTITY	TOTAL
2007	AUSTIN ISD	*ALL PAID*
	CITY OF AUSTIN (TRAV)	*ALL PAID*
	TRAVIS COUNTY	*ALL PAID*
	TRAVIS COUNTY HEALTHCARE DISTRICT	*ALL PAID*
	ACC (TRAVIS)	*ALL PAID*
TOTAL SEQUENCE 0		*ALL PAID*
TOTAL TAX:		*ALL PAID*
UNPAID FEES:		* NONE *
INTEREST ON FEES:		* NONE *
COMMISSION:		* NONE *
TOTAL DUE ==>		*ALL PAID*

TAXES PAID FOR YEAR 2007 \$6,665.13

ALL TAXES PAID IN FULL PRIOR TO AND INCLUDING THE YEAR 2007 EXCEPT FOR UNPAID YEARS LISTED ABOVE.

The above described property may be subject to special valuation based on its use, and additional rollback taxes may become due. (Section 23.55, State Property Tax Code).

Pursuant to Section 31.08 of the State Property Tax Code, there is a fee of \$10.00 for all Tax Certificates.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS DATE OF 07/15/2008

Fee Paid: \$10.00

Nelda Wells Spears
Tax Assessor-Collector

By: *Dorbaud Hart*



SETTLEMENT STATEMENT

HERITAGE TITLE COMPANY OF AUSTIN, INC.
2630 Exposition Blvd, Ste 105

Austin, TX 78703
(512) 380-8900

FINAL

TYPE OF LOAN		
1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> FMHA	3. <input checked="" type="checkbox"/> CONV. UNINS.
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> CONV. INS.	
6. ESCROW/FILE NUMBER: 00080656-003 CCT		7. LOAN NUMBER: 2229136-9034
8. MORTGAGE INSURANCE CASE NUMBER:		

C. NOTE: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(P.O.C.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. NAME OF BORROWER:	Michael Deane Homes Inc.
ADDRESS OF BORROWER:	2414 Exposition Blvd., #D-100 Austin, TX 78703
E. NAME OF SELLER:	See attached exhibit
ADDRESS OF SELLER:	1622 Waterston Austin, TX 78703
F. NAME OF LENDER:	The Frost National Bank
ADDRESS OF LENDER:	100 West Houston Street San Antonio, TX 78205
G. PROPERTY LOCATION:	2905 Richard Lane Austin, TX 78703 Travis County LOT TEN "A" (10A), AMENDED PLAT OF LOTS 10 AND 12 BRENTWOOD PLACE
H. SETTLEMENT AGENT:	Heritage Title Company of Austin, Inc.
PLACE OF SETTLEMENT:	2630 Exposition Blvd, Ste 105, Austin, TX 78703
I. SETTLEMENT DATE:	7/9/2008
PRORATION DATE:	4/3/2008
DISBURSEMENT DATE:	7/9/2008

J. SUMMARY OF BORROWER'S TRANSACTION		K. SUMMARY OF SELLER'S TRANSACTION	
100. GROSS AMOUNT DUE FROM BORROWER:		400. GROSS AMOUNT DUE TO SELLER:	
101. Contract Sales Price		401. Contract Sales Price	
102. Personal Property		402. Personal Property	
103. Settlement charges to Borrower (line 1400)	1,598.05	403.	
104.		404.	
105.		405.	
ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE:		ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE:	
106. City/Town Taxes		406. City/Town Taxes	
107. County Taxes		407. County Taxes	
108. Assessments		408. Assessments	
109.		409.	
110.		410.	
111.		411.	
112.		412.	
113.		413.	
114.		414.	
115.		415.	
120. GROSS AMOUNT DUE FROM BORROWER:		420. GROSS AMOUNT DUE TO SELLER:	
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER:		500. REDUCTIONS IN AMOUNT DUE TO SELLER:	
201. Deposit or earnest money		501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)		502. Settlement charges to Seller (line 1400)	
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. Payoff of first mortgage loan	
205.		505. Payoff of second mortgage loan	
206. Option Fee		506. Option Fee	
207.		507.	
208.		508.	
209.		509.	
ADJUSTMENTS FOR ITEMS UNPAID BY SELLER:		ADJUSTMENTS FOR ITEMS UNPAID BY SELLER:	
210. City/Town Taxes		510. City/Town Taxes	
211. County Taxes		511. County Taxes	
212. Assessments		512. Assessments	
213. 2008 TAXES 01/01/08 to 04/03/08		513. 2008 TAXES 01/01/08 to 04/03/08	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. TOTAL PAID BY/FOR BORROWER:		520. TOTAL REDUCTIONS IN AMOUNT DUE SELLER:	
300. CASH AT SETTLEMENT FROM TO BORROWER:		600. CASH AT SETTLEMENT TO/FROM SELLER:	
301. Gross amount due from Borrower (line 120)		601. Gross amount due to Seller (line 420)	
302. Less amount paid by/for Borrower (line 220)		602. Less reduction in amount due Seller (line 520)	
303. CASH (<input checked="" type="checkbox"/> FROM) (<input type="checkbox"/> TO) BORROWER:		603. CASH (<input type="checkbox"/> FROM) (<input checked="" type="checkbox"/> TO) SELLER:	

L SETTLEMENT CHARGES

ESCROW FILE NUMBER 00009559-003 OCT

700 TOTAL SALES/BROKER'S COMMISSION		P.O.C.	
BASED ON PRICES		870,000.00 @	5.250% = \$45,675.00
DIVISION OF COMMISSION (LINE 700) AS FOLLOWS:			
701 \$	19,675.00 to Stanberry & Associates		
702 \$	26,100.00 to Gottesman Residential Real Estate		
703	Commission paid at settlement		
704			
800 ITEMS PAYABLE IN CONNECTION WITH LOAN		P.O.C.	
801	Loan Origination Fee		
802	Loan Discount Fee		
803	Appraisal Fee to The Frost National Bank		
804	Credit Report		
805	Lenders Inspection Fee		
806	Mortgage Insurance Application Fee		
807	Assumption Fee		
808	Flood Certificate to The Frost National Bank		
809	Processing Fee to The Frost National Bank		
810			
811			
900 ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE		P.O.C.	
901	Interest From to @ \$ /day % (days)		
902	Mortgage Insurance Premium for Month(s) to		
903	Hazard Insurance Premium for Year(s) to		
904			
905			
1000 RESERVES DEPOSITED WITH LENDER			
1001	Hazard Insurance months @ \$ per month		
1002	Mortgage Insurance months @ \$ per month		
1003	City Property Taxes months @ \$ per month		
1004	County Property Taxes months @ \$ per month		
1005	Annual Assessments months @ \$ per month		
1006	months @ \$ per month		
1007	months @ \$ per month		
1008	months @ \$ per month		
1100 TITLE CHARGES		P.O.C.	
1101	Settlement or closing fee		
1102	Abstract or title search		
1103	Title examination		
1104	Title insurance binder		
1105	Document preparation		
1106	Notary fees		
1107	Attorney's Fees to Ridge Williams		
	(includes above items numbers:)		
1108	Title Insurance to Heritage Title Company of Austin, Inc.		
	(includes above items numbers: R5,R19,R24)		
1109	Lenders coverage \$ 705,400.00		
1110	Owner's coverage \$ 870,000.00		
1111	ESCROW FEE to Heritage Title Company of Austin, Inc.		
1112	STATE OF TEXAS POLICY GUIO HERITAGE TITLE COMPANY		
1113	**See attached for breakdown		
1200 GOVERNMENT RECORDING AND TRANSFER CHARGES		P.O.C.	
1201	Recording Fees: Deed \$ 40.00 Mortgage \$ 52.00 Release \$		
1202	City/County tax/stamps Deed \$ Mortgage \$		
1203	State tax/stamps Deed \$ Mortgage \$		
1204			
1205			
1300 ADDITIONAL SETTLEMENT CHARGES		P.O.C.	
1301	Survey to All Star Land Surveying		
1302	Pest Inspection		
1303			
1304			
1305			
1306			
1307			
1400	TOTAL SETTLEMENT CHARGES (Enter on line 103, Section J - and - line 502, Section K)		

Escrow Number: 00080656-003 CCT

HUD 1113 DETAILED BREAKDOWN OF ADDITIONAL TITLE CHARGES

Description	Buyer Amount	Seller Amount
1114. COURIER FEE to Heritage Title Company of Austin, Inc.	30.00	20.00
1115. TAX CERTIFICATE to DATA TRACE		45.57
Total as shown on HUD page 2 Line #1113	30.00	65.57

Escrow Number: 00080656-003 CCT

HUD Line D: (Name of Borrower)

Michael Deane Homes Inc.
2414 Exposition Blvd., #D-100, Austin, TX 78703

HUD Line E: (Name of Seller)

Hunter Ellinger Ind. & as Ind. Exec. and Margaret Grace Ellinger
1622 Waterston, Austin, TX 78703

Mary Ellinger

Mark Russell Ellinger

Dana Delany Ellinger

Jeff Waller Ellinger

Christy Ellinger Pipkin

Matthew Brennan Ellinger

CERTIFICATION

I direct and authorize the Company to make the distributions indicated for my account on the attached HUD-1 Settlement Statement, approving the tax proration indicated therein, and understand that proration was based on figures for the preceding year, or estimates for the current year, and in the event of any change for the current year, all necessary adjustments must be made between Seller and Borrower/Purchaser direct, likewise any DEFICIT in delinquent taxes or mortgage payoffs will be promptly reimbursed to the Title Company by the Seller.

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

Borrower(s)/Purchasers

Michael Deane Homes Inc., a Texas corporation

By: Michael D. Deane, President Date

Seller(s)

Hunter Ellinger, Individually & as Independent
Executor of the Estate of Ruth Hunter Ellinger,
Deceased Date

X Margaret Grace Ellinger Date

X *Mary Ellinger* 7/8/08 Date

Mark Russell Ellinger Date

Dana Delany Ellinger Date

Jeff Waller Ellinger Date

Christy Ellinger Pipkin Date

X Matthew Brennan Ellinger Date

To the best of my knowledge, the HUD-1 Settlement Statement which I have prepared is a true and accurate account of the funds which were received and have been or will be disbursed by the undersigned as part of the settlement of this transaction.

Settlement Agent: *Carolyn Thornton*
Carolyn Thornton, Vice President

Date: 7-9-08

WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details, see: Title 18 U.S. Code Sections 1001 and 1010.

INFORMATION REPORTING ON REAL ESTATE TRANSACTIONS

This HUD Settlement Statement contains important tax information (Boxes E, G, H, I, M and line 401) and is being furnished to the Internal Revenue Service. If you are required to file a return, a negligence penalty or other sanction will be imposed on you if this item is required to be reported and the Internal Revenue Service determines that it has not been reported.

SOLICITATION OF TIN

Seller is required by law to provide the Title Company with his/her correct taxpayer identification number. If correct taxpayer identification number is not provided, he/she may be subject to civil or criminal penalties imposed by law.

NOTE TO SELLER/OWNER

Interest due on existing lien(s) is figured to the date indicated. If not paid by then, additional interest will have to be collected and your statement will be adjusted to have sufficient funds to secure release from the lienholder.

HTCCel Rev. 7/2/08

CERTIFICATION

I direct and authorize the Company to make the distributions indicated for my account on the attached HUD-1 Settlement Statement, approving the tax proration indicated therein, and understand that proration were based on figures for the preceding year, or estimates for the current year, and in the event of any change for the current year, all necessary adjustments must be made between Seller and Borrower/Purchaser direct; likewise any DEFICIT in delinquent taxes or mortgage payoffs will be promptly reimbursed to the Title Company by the Seller.

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Michael Deane Homes Inc., a Texas corporation

By: Michael D. Deane, President

Date

Seller(s)

Hunter Ellinger, Individually & as Independent
Executor of the Estate of Ruth Hunter Ellinger,
Deceased

Date

Margarit Grace Ellinger

Date

Mary Ellinger

Date

Mark Russell Ellinger

Date

Dana Delany Ellinger

Date

Jeff Waller Ellinger

Date

Christy Ellinger Pipkin

Date

X Matthew Brennan Ellinger

Date

To the best of my knowledge, the HUD-1 Settlement Statement which I have prepared is a true and accurate account of the funds which were received and have been or will be disbursed by the undersigned as part of the settlement of this transaction.

Settlement Agent: Carolyn Thornton, Vice President

Date:

7-9-08

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HTCCent Rev. 7/8/2008

CERTIFICATION

I direct and authorize the Company to make the distributions indicated for my account on the attached HUD-1 Settlement Statement, approving the tax prorrations indicated therein, and understand that prorrations were based on figures for the preceding year, or estimates for the current year, and in the event of any change for the current year, all necessary adjustments must be made between Seller and Borrower/Purchaser direct; likewise any DEFICIT in delinquent taxes or mortgage payoffs will be promptly reimbursed to the Title Company by the Seller.

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

Borrower(s)/Purchasers

Michael Deane Homes Inc., a Texas corporation

Seller(s)

By: Michael D. Deane, President Date

Hunter Ellinger, Individually & as Independent Executor of the Estate of Ruth Hunter Ellinger, Deceased Date

X Margaret Grace Ellinger Date

X Mary Ellinger Date

Mark Russell Ellinger Date

Dana Delany Ellinger Date

Jeff Walter Ellinger Date

Christy Ellinger Pipkin Date

X Matthew Brennan Ellinger 7/8/08 Date

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Settlement Agent: Carolyn Thornton, Vice President Date: 7-9-08

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TaxNetUSA: Travis County Property Information

Property ID Number: 118621 RefID2 Number: 01180602030000

Owner's Name **ELLINGER RUTH HUNTER**

Property Details

Mailing Address 1622 WATERSTON AVE
AUSTIN, TX 78703-3935
Location 2905 RICHARD LN 78703
Legal LOT 10A BRENTWOOD PLACE AMENDED PLAT OF LOTS 10&12

Deed Date 04121974
Deed Volume 04917
Deed Page 00058
Exemptions HS, OA
Freeze Exempt F
ARB Protest F
Agent Code 0
Land Acres 0.0000
Block
Tract or Lot 10A
Docket No.
Abstract Code S01774
Neighborhood Code X7440

Value Information

2008 Certified

Land Value 600,000.00
Improvement Value 171,099.00
AG Value 0.00
AG Productivity Value 0.00
Timber Value 0.00
Timber Productivity Value 0.00
Assessed Value 768,145.00
10% Cap Value 2,954.00
Total Value 771,099.00

Data up to date as of 2008-07-21

- AGRICULTURAL (1-G-1)
- APPOINTMENT OF AGENT FORM
- FREEPORT EXEMPTION
- HOMESTEAD EXEMPTION FORM
- PRINTER FRIENDLY REPORT
- PROTEST FORM
- RELIGIOUS EXEMPTION FORM (TIFF)
- PLAY MAP (PDF)
- PLAY MAP

Value By Jurisdiction

Entity Code	Entity Name	2007 Tax Rate	Assessed Value	Taxable Value	Market Value	Appraised Value
0A	TRAVIS CENTRAL APP DIST		768,145.00	768,145.00	771,099.00	771,099.00
01	AUSTIN ISD		768,145.00	718,145.00	771,099.00	771,099.00
02	CITY OF AUSTIN		768,145.00	717,145.00	771,099.00	771,099.00
03	TRAVIS COUNTY		768,145.00	549,516.00	771,099.00	771,099.00
2J	TRAVIS CO HEALTHCARE DIST		768,145.00	549,516.00	771,099.00	771,099.00
68	AUSTIN COMM COLL DIST		768,145.00	675,464.00	771,099.00	771,099.00

Improvement Information

Improvement ID	State Category	Description
115933	A1	1 FAM DWELLING

Segment Information

Imp ID	Seg ID	Type Code	Description	Class	Effective Year Built	Area
115933	123083	1ST	1st Floor	WW	1952	2,317
115933	123084	FBSMT	Finished Basement	WW	1952	990
115933	458509	011	PORCH OPEN 1ST F	*	1952	108
115933	458510	011	PORCH OPEN 1ST F	*	1952	252
115933	458511	031	GARAGE DET 1ST F	WW	1952	400
115933	458512	095	HVAC RESIDENTIAL	*	1952	3,307
115933	458513	251	BATHROOM	*	1952	1
115933	458514	320	OBS DRIVEWAY	MSA	1952	1
115933	458515	522	FIREPLACE	*	1952	1
Total Living Area 3,307						

Land Information

Land ID	Type Code	SPTB Code	Homesite	Size-Acres	Front	Depth	Size-Sqft
118279	LAND	A1	T	0.000	0	0	0

Show history



City of Austin

P.O. Box 1088, Austin, Texas 78767

RECEIPT

Receipt No.: 5183669

Payment Date: 07/25/2008

Invoice No.: 5187398

Payer Information

Company/Facility Name: Dar Construction

Payment Made By:

PO BOX 142028
Austin, Texas

Phone No.: (512) 453-4646

Payment Method: Check

Payment Received: \$25.00

Amount Applied: \$25.00

Cash Returned: \$0.00

Comments:

ck-6555

Additional Information

Department Name: Watershed Protection & Development Review

Receipt Issued By: Julia Lopez

Receipt Details

FAO Codes	Fee Description	Internal Ref. No.	Address	Permit/Case No.	Amount
1000 6800 9200 4153	Demolition/Relocation Plan Review Fee	10175087	2905 RICHARD LN	2008-058256-PR	\$25.00
Total					\$25.00

La Bonte, Lei Lonnie

From: La Bonte, Lei Lonnie
Sent: Wednesday, August 27, 2008 7:04 AM
To: McDonald, John
Cc: Embesi, Michael
Subject: RE: 2905 Richard Lane, 78703

Tracking: Recipient Delivery
McDonald, John Delivered: 8/27/2008 7:04 AM
Embesi, Michael Delivered: 8/27/2008 7:04 AM

Yes, Mr. McDonald I will do that, consider it done.

Lei Lonnie La Bonte
Administrative Specialist
Support for the
City Historic Preservation Office
974-2890

From: McDonald, John
Sent: Tuesday, August 26, 2008 4:00 PM
To: La Bonte, Lei Lonnie
Cc: Embesi, Michael
Subject: FW: 2905 Richard Lane, 78703

Lonnie,
Please attach this to the residential application PR-08-058256. Apparently, there is an issue with some trees. This was forwarded to me from the City Arborist.

Respectfully,
John M. McDonald
974-2728 - Office
john.mcdonald@ci.austin.tx.us

From: Embesi, Michael
Sent: Tuesday, August 26, 2008 2:13 PM
To: 'Christopher Alguire'
Subject: RE: 2905 Richard Lane, 78703

Thank you again for the notification. We visited the site today and found 3 protected size trees (some with recently added mulch under the drip line). I will contact the Building Permit review section to ensure that trees are associated with any proposed development activities.

Thank you for your time and please contact me if I can assist you further,
Michael Embesi

8/27/2008

City of Austin - Watershed Protection and Development Review Department
City Arborist
505 Barton Springs Road
Austin, TX 78704
Phone (512) 974-1876
Fax (512) 974-3010
Web Site www.ci.austin.tx.us/trees

From: Christopher Alguire [mailto:calguire@sbcglobal.net]
Sent: Monday, August 25, 2008 2:29 PM
To: Embesi, Michael
Subject: 2905 Richard Lane, 78703

Dear Michael,

Attached is a demo permit review expected to receive approval from the Historic Landmark Commission tonight. haven't driven by but from the pictures on page 3 of the application (link below) there are many mature trees surrounding the structure. Don't know if they reach protected status or not but if you have someone in Tarrytown in the near future it would be terrific if the site could be reviewed and any recommendations made before the heavy equipment shows up.

http://www.ci.austin.tx.us/agenda/2008/downloads/f2hdp20080441_082508.pdf

Thanks as always,

Chris Alguire

8/27/2008



Watershed Protection Development Review

ACKNOWLEDGEMENT PRIOR TO DEMOLITION

As the land owner or the legal representative for the land owner, I/We, Karen Rodewale
DAR Construction ("Applicant") acknowledge that Applicant owns the property
located at 2905 RICHARD LN ("Property") with tax parcel ID #
_____ and am/are authorized to make decisions regarding the Property.

By signing and initialing below, I understand that:

_____ The Property has been identified as being subject to flood plain review. As a property
requiring flood plain review, Applicant acknowledges that the City advised seeking a full flood
plain review prior to performing any demolition of the structure so that Applicant might
understand the limits of construction.

Should Applicant choose to completely or partially demolish the existing structure(s), Applicant
understands that Applicant may lose the ability or be significantly restricted from constructing on
the property. Applicant also understands that Applicant may be required to seek a floodplain
variance to comply with the development standards of the Land Development Code, and that the
Applicant is not guaranteed an approval of a floodplain variance request.

_____ The property has been identified as having a non-conforming use. Demolition of the
structure may result in loss of my ability to construct the same or a similar use.

_____ The property has been identified as a non-complying structure. Demolition of the
structure could result in loss of the structure's non-complying status and will require me to build
to current code.

x [Signature]

Owner/Applicant 1 Signature

9-11-2008

Date

x

Owner/Applicant 2 Signature

Date

X

OTHER, ENCROACHING INTO A 10'
PVE. (STRUCTURE)