



DEVELOPMENT APPLICATION

City of Rockwall
Planning and Zoning Department
385 S. Goliad Street
Rockwall, Texas 75087

STAFF USE ONLY

PLANNING & ZONING CASE NO.

22023-028

NOTE: THE APPLICATION IS NOT CONSIDERED ACCEPTED BY THE CITY UNTIL THE PLANNING DIRECTOR AND CITY ENGINEER HAVE SIGNED BELOW.

DIRECTOR OF PLANNING: _____

CITY ENGINEER: _____

PLEASE CHECK THE APPROPRIATE BOX BELOW TO INDICATE THE TYPE OF DEVELOPMENT REQUEST [SELECT ONLY ONE BOX]:

PLATTING APPLICATION FEES:

- MASTER PLAT (\$100.00 + \$15.00 ACRE) ¹
- PRELIMINARY PLAT (\$200.00 + \$15.00 ACRE) ¹
- FINAL PLAT (\$300.00 + \$20.00 ACRE) ¹
- REPLAT (\$300.00 + \$20.00 ACRE) ¹
- AMENDING OR MINOR PLAT (\$150.00)
- PLAT REINSTATEMENT REQUEST (\$100.00)

SITE PLAN APPLICATION FEES:

- SITE PLAN (\$250.00 + \$20.00 ACRE) ¹
- AMENDED SITE PLAN/ELEVATIONS/LANDSCAPING PLAN (\$100.00)

ZONING APPLICATION FEES:

- ZONING CHANGE (\$200.00 + \$15.00 ACRE) ¹
- SPECIFIC USE PERMIT (\$200.00 + \$15.00 ACRE) ^{1 & 2}
- PD DEVELOPMENT PLANS (\$200.00 + \$15.00 ACRE) ¹

OTHER APPLICATION FEES:

- TREE REMOVAL (\$75.00)
- VARIANCE REQUEST/SPECIAL EXCEPTIONS (\$100.00) ²

NOTES:

¹ IN DETERMINING THE FEE, PLEASE USE THE EXACT ACREAGE WHEN MULTIPLYING BY THE PER ACRE AMOUNT. FOR REQUESTS ON LESS THAN ONE ACRE, ROUND UP TO ONE (1) ACRE.
² A \$1,000.00 FEE WILL BE ADDED TO THE APPLICATION FEE FOR ANY REQUEST THAT INVOLVES CONSTRUCTION WITHOUT OR NOT IN COMPLIANCE TO AN APPROVED BUILDING PERMIT.

PROPERTY INFORMATION [PLEASE PRINT]

ADDRESS: 481 BLANCHE DR.
 SUBDIVISION: ROCKWALL LAKE EST #2 LOT: 873-A BLOCK: _____
 GENERAL LOCATION: COUNTY ROAD ? HORIZON RD

ZONING, SITE PLAN AND PLATTING INFORMATION [PLEASE PRINT]

CURRENT ZONING: _____ CURRENT USE: _____
 PROPOSED ZONING: _____ PROPOSED USE: _____
 ACREAGE: _____ LOTS [CURRENT]: _____ LOTS [PROPOSED]: _____

SITE PLANS AND PLATS: BY CHECKING THIS BOX YOU ACKNOWLEDGE THAT DUE TO THE PASSAGE OF HB3167 THE CITY NO LONGER HAS FLEXIBILITY WITH REGARD TO ITS APPROVAL PROCESS, AND FAILURE TO ADDRESS ANY OF STAFF'S COMMENTS BY THE DATE PROVIDED ON THE DEVELOPMENT CALENDAR WILL RESULT IN THE DENIAL OF YOUR CASE.

OWNER/APPLICANT/AGENT INFORMATION [PLEASE PRINT/CHECK THE PRIMARY CONTACT/ORIGINAL SIGNATURES ARE REQUIRED]

<input checked="" type="checkbox"/> OWNER	JOSE LUIS DIAZ	<input checked="" type="checkbox"/> APPLICANT	ALEX FLORES
CONTACT PERSON		CONTACT PERSON	ALEX FLORES
ADDRESS		ADDRESS	466 RENEE DR
CITY, STATE & ZIP		CITY, STATE & ZIP	ROCKWALL, TX 75032
PHONE		PHONE	(469) 534-5809
E-MAIL		E-MAIL	afchomes75@gmail.com

NOTARY VERIFICATION [REQUIRED]

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Alexandro Flores [OWNER] THE UNDERSIGNED, WHO STATED THE INFORMATION ON THIS APPLICATION TO BE TRUE AND CERTIFIED THE FOLLOWING:

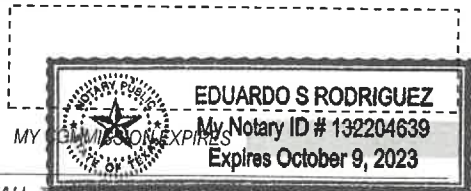
"I HEREBY CERTIFY THAT I AM THE OWNER FOR THE PURPOSE OF THIS APPLICATION; ALL INFORMATION SUBMITTED HEREIN IS TRUE AND CORRECT; AND THE APPLICATION FEE OF \$ 215.00 TO COVER THE COST OF THIS APPLICATION, HAS BEEN PAID TO THE CITY OF ROCKWALL ON THIS THE 19th DAY OF MAY, 2023 BY SIGNING THIS APPLICATION, I AGREE THAT THE CITY OF ROCKWALL (I.E. "CITY") IS AUTHORIZED AND PERMITTED TO PROVIDE INFORMATION CONTAINED WITHIN THIS APPLICATION TO THE PUBLIC. THE CITY IS ALSO AUTHORIZED AND PERMITTED TO REPRODUCE ANY COPYRIGHTED INFORMATION SUBMITTED IN CONJUNCTION WITH THIS APPLICATION, IF SUCH REPRODUCTION IS ASSOCIATED OR IN RESPONSE TO A REQUEST FOR PUBLIC INFORMATION."

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS THE 19th DAY OF MAY, 2023

OWNER'S SIGNATURE: [Signature]

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

[Signature]



0 15 30 60 90 120 Feet

Z2023-028: Specific Use Permit for Residential Infill at 481 Blanche Drive

BLANCHE DR

PD-75

Case Location Map = 



City of Rockwall

Planning & Zoning Department
385 S. Goliad Street
Rockwall, Texas 75087
(P): (972) 771-7745
(W): www.rockwall.com

The City of Rockwall GIS maps are continually under development and therefore subject to change without notice. While we endeavor to provide timely and accurate information, we make no guarantees. The City of Rockwall makes no warranty, express or implied, including warranties of merchantability and fitness for a particular purpose. Use of the information is the sole responsibility of the user.

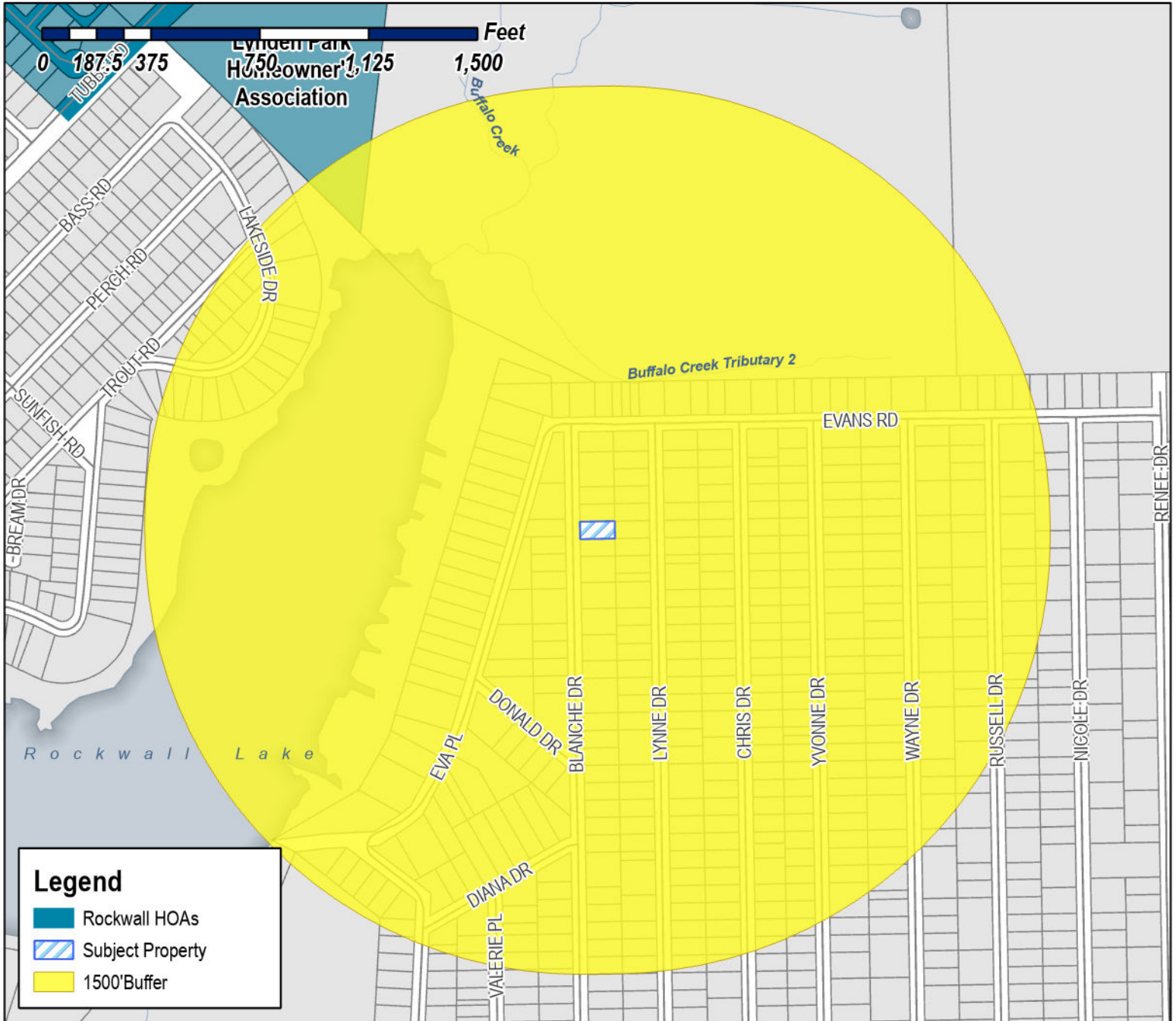




City of Rockwall

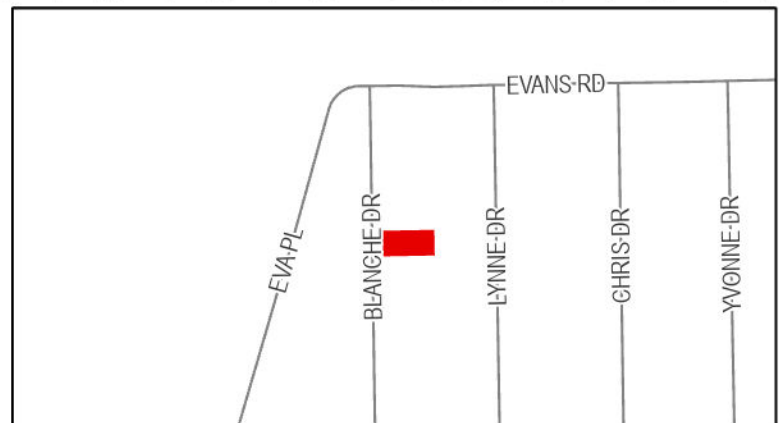
Planning & Zoning Department
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Case Number: Z20223-028
Case Name: SUP for Residential Infill
Case Type: Zoning
Zoning: Planned Development District 75 (PD-75)
Case Address: 481 Blanche Drive

Date Saved: 5/19/2023
 For Questions on this Case Call (972) 771-7745

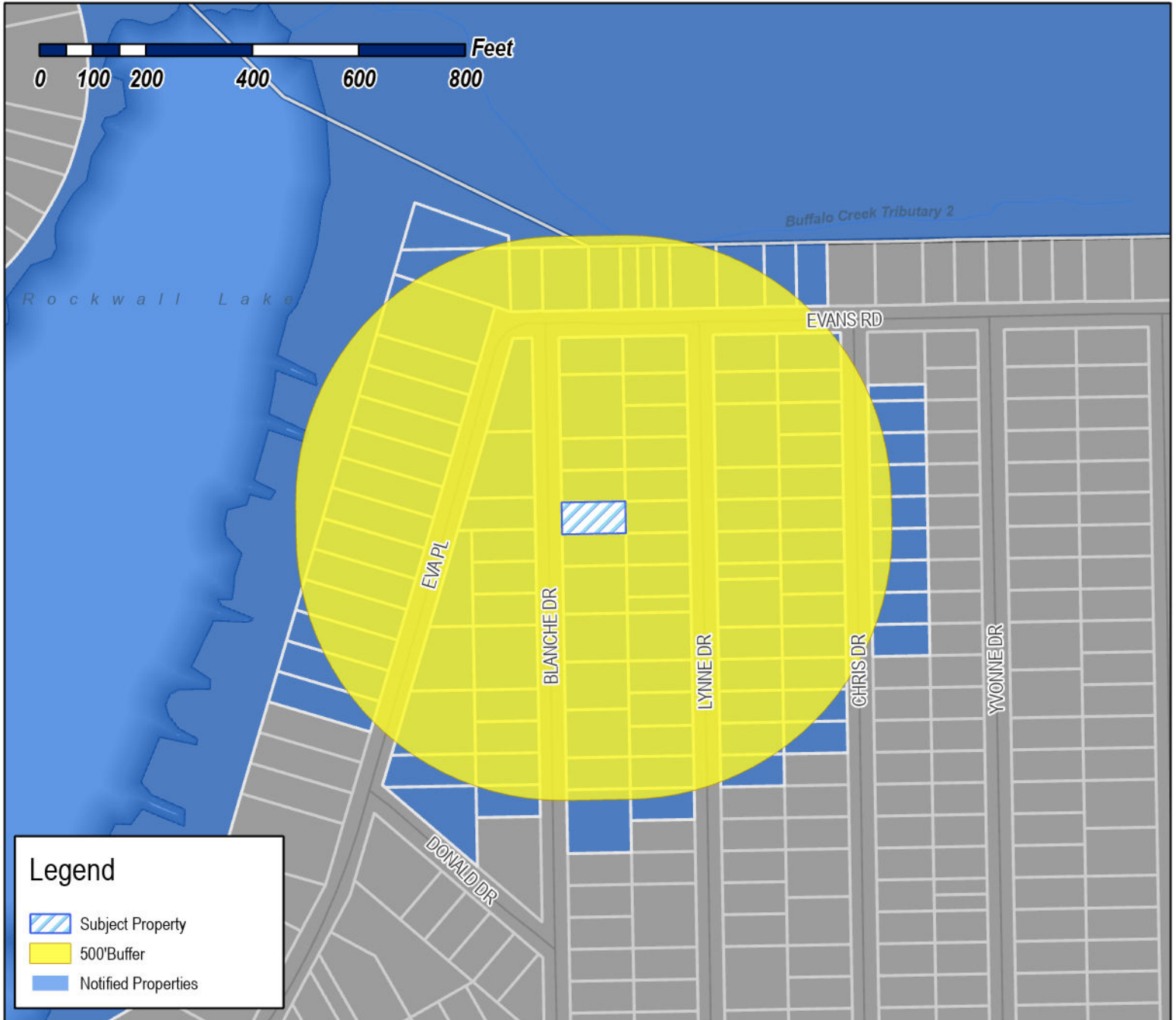




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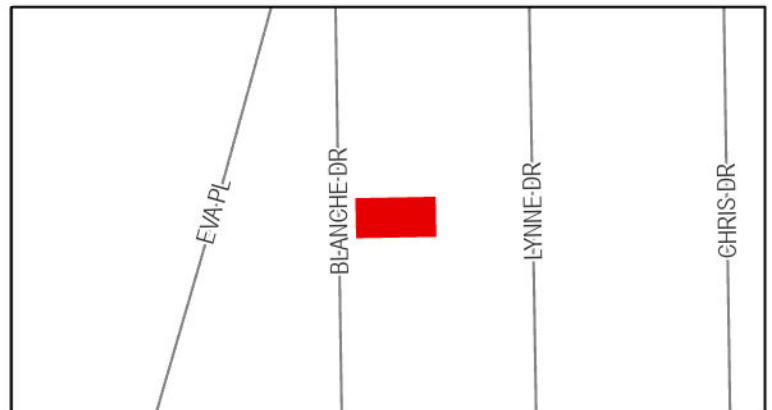
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Case Number: Z2023-028
Case Name: SUP for Residential Infill
Case Type: Zoning
Zoning: Planned Development District 75 (PD-75)
Case Address: 481 Blanche Drive

Date Saved: 5/19/2023

For Questions on this Case Call: (972) 771-7746



PERDOMO WILFREDO
100 EVANS RD
ROCKWALL, TX 75032

THELWELL LINDA
1013 BLACKBERRY TRL
LANCASTER, TX 75134

SILVA BERTHA
1041 E FM 552
ROCKWALL, TX 75087

VICMAR I LTD &
E LOFLAND
105 KAUFMAN ST
ROCKWALL, TX 75087

PERALES OSCAR F AND DIANA A
106 EVANS RD
ROCKWALL, TX 75032

RESIDENT
114 EVANS RD
ROCKWALL, TX 75032

OLIVARES JAMES B & MARTINA
1209 QUAIL DR
GARLAND, TX 75040

FERNANDEZ URBANO ALVARADOO &
SON ARMADO FERNANDEZ
1235 VZ COUNTY ROAD 3425
WILLS POINT, TX 75169

RAMIREZ ZACARIAS
1244 COUNTY RD 2278
QUINLAN, TX 75474

RESIDENT
126 DONALD DR
ROCKWALL, TX 75032

RESIDENT
140 EVANS RD
ROCKWALL, TX 75032

RESIDENT
150 EVANS RD
ROCKWALL, TX 75032

CASTILLO ARTURO & VICTORIA
151 PERCH RD
ROCKWALL, TX 75032

RESIDENT
160 EVANS RD
ROCKWALL, TX 75032

RESIDENT
170 EVANS RD
ROCKWALL, TX 75032

THE LITTLE LAKE TRUST
TRUSTEE SHANA PORTER
17350 STATE HIGHWAY 249 STE 220 #3840
HOUSTON, TX 77064

HERREROS BERTOLDO
180 EVANS RD
ROCKWALL, TX 75032

HERREROS BERTOLDO
196 EVANS RD
ROCKWALL, TX 75032

ADAMS JAMES W
208 SUMMIT RIDGE DR
ROCKWALL, TX 75087

ADAMS JAMES & DEBBIE
208 SUMMIT RIDGE DR
ROCKWALL, TX 75087

ORELLANA JUAN C & MARICELA
220 CRAWFORD LN
ROYSE CITY, TX 75189

RODRIGUEZ ROMAN
220 EVANS RD
ROCKWALL, TX 75032

YANES MARIA TERESA
230 CHRIS DR
ROCKWALL, TX 75032

ROJAS MARCOS
234 EVANS RD
ROCKWALL, TX 75032

MORENO RICARDO
275 CHRIS DR
ROCKWALL, TX 75032

POWELL CONNIE S
304 CARISSA COURT
MESQUITE, TX 75150

SILVA JORGE & ELIZABETH
3078 S FM 551
ROYSE CITY, TX 75189

QUEVEDO LUIS & FELIZA
3326 BURNING TREE LN
GARLAND, TX 75042

RODRIGUEZ HERMAN & APRIL
373 BLANCHE DR
ROCKWALL, TX 75032

RAMIREZ RIGOBERTO AND
MARGARITA ESCOBAR
376 BLANCHE DR
ROCKWALL, TX 75032

RAMIREZ RIGOBERTO AND
MARGARITA ESCOBAR
376 BLANCHE DR
ROCKWALL, TX 75032

TONG HALEY AND HANH BUU TONG
3807 BENEVENTO CT
KATY, TX 77493

RESIDENT
384 LYNNE DR
ROCKWALL, TX 75032

CITY OF ROCKWALL
ATTN;MARY SMITH
385 S GOLIAD ST
ROCKWALL, TX 75087

CITY OF ROCKWALL
ATTN;MARY SMITH
385 S GOLIAD ST
ROCKWALL, TX 75087

RESIDENT
389 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
390 BLANCHE DR
ROCKWALL, TX 75032

SANCHEZ JULIO & MARIA
400 CHRIS DR
ROCKWALL, TX 75032

CONTRERAS-AYALA JORGE
400 LYNNE
ROCKWALL, TX 75032

VARGAS FRANCISCO
401 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
405 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
408 BLANCHE DR
ROCKWALL, TX 75032

MENDOZA ERICK CRUZ
4100 ANDYS LANE
PARKER, TX 75002

RESIDENT
412 LYNNE DR
ROCKWALL, TX 75032

OLGUIN CIRILO
412 CHRIS DR
ROCKWALL, TX 75032

CARRILLO OMAR
ROSALES MARIA M
416 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
419 BLANCHE DR
ROCKWALL, TX 75032

CARRILLO DIEGO
419 LYNNE DR
ROCKWALL, TX 75032

DOMINGUEZ SALVADOR & DIANA
420 LYNNE DRIVE
ROCKWALL, TX 75032

DOMINGUEZ V SALVADOR & DIANA
420 LYNNE DRIVE
ROCKWALL, TX 75032

CARDENAS RODOLFO
424 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
429 CHRIS DR
ROCKWALL, TX 75032

AVALOS EDUARDO & CARMEN
432 BLANCHE DR
ROCKWALL, TX 75032

HERNANDEZ GREGORIA HERNANDEZ
434 CHRIS
ROCKWALL, TX 75032

RESIDENT
435 BLANCHE DR
ROCKWALL, TX 75032

ANAYA JUAN C & RAUL
439 PERCH RD
ROCKWALL, TX 75032

TORRES ALONSO & MARIA DEL ROSARIO YANEZ
441 LYNN DR
ROCKWALL, TX 75032

TORRES ALONSO
441 LYNNE DR
ROCKWALL, TX 75032

RANGEL JUAN
4427 FM 550
ROYSE CITY, TX 75187

GOMEZ MIGUEL URBINA AND LILIA GARCIA
RANGEL
444 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
445 CHRIS DR
ROCKWALL, TX 75032

LICEA JOSE & LYTA
448 LYNNE DR
ROCKWALL, TX 75032

LICEA DELFINO
448 LYNNE DR
ROCKWALL, TX 75032

LICEA JOSE DELFINO
448 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
453 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
455 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
457 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
458 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
462 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
463 EVA PL
ROCKWALL, TX 75032

RESIDENT
464 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
465 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
472 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
473 LYNNE DR
ROCKWALL, TX 75032

JARAMILLO GABRIELA
473 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
474 CHRIS DR
ROCKWALL, TX 75032

BENTLEY FRED W
476 BLANCHE DR
ROCKWALL, TX 75032

NEVAREZ LUIS E & ALMA
479 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
481 BLANCHE DR
ROCKWALL, TX 75032

CASTILLO IGNACIO
481 LYNNE DR
ROCKWALL, TX 75032

CASTILLO IGNACIO
481 LYNNE DR
ROCKWALL, TX 75032

GARZA ISAI
482 EVA PL
ROCKWALL, TX 75032

RESIDENT
485 EVA
ROCKWALL, TX 75032

SMITH HELEN A
486 CHRIS DR
ROCKWALL, TX 75032

HERNANDEZ DANIEL CONTRERAS AND
PATRICIA CARREON DE CONTRERAS
488 BLANCHE DRIVE
ROCKWALL, TX 75032

CASTRO MATEO IBARRA & ADELA SIERRA
IBARRA
490 LYNNE DRIVE
ROCKWALL, TX 75032

RESIDENT
491 LYNNE DR
ROCKWALL, TX 75032

CASTILLO SIXTO & MARIA
491 CHRIS DR
ROCKWALL, TX 75032

VILLEGAS RANFERI LUVIANO AND
JAQUELINE ROSALES
494 EVA PLACE
ROCKWALL, TX 75032

DIAZ JOSE LUIS
494 LYNNE DR
ROCKWALL, TX 75032

DIAZ JOSE LUIS & MARICELA
494 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
496 CHRIS DR
ROCKWALL, TX 75032

SUAREZ ERIKA & ALFREDO ESTRADA
497 BLANCHE
ROCKWALL, TX 75032

VELASQUEZ LORENA
501 CHRIS DRIVE
ROCKWALL, TX 75033

DIAZ MARIA L FLORES
503 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
505 EVA PL
ROCKWALL, TX 75032

RESIDENT
506 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
506 EVA
ROCKWALL, TX 75032

AGUILAR ROSALINA
507 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
510 BLANCHE DR
ROCKWALL, TX 75032

ALVARADO HERALD DAVID CORDOVA
5112 WOLVERTON CT
GARLAND, TX 75043

RESIDENT
513 CHRIS DR
ROCKWALL, TX 75032

SANCHEZ GERARDO RAFAEL AND LILIA
GALLEGOS
516 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
517 LYNNE DR
ROCKWALL, TX 75032

GARCIA JUAN
519 BLANCHE
ROCKWALL, TX 75087

RESIDENT
520 EVA
ROCKWALL, TX 75032

FLORES JAIME W &
MARLENE CASTRO
520 LYNNE DR
ROCKWALL, TX 75032

MONTANEZ MARIA LAUREN
5245 COUNTY ROAD 2515
ROYSE CITY, TX 75189

RESIDENT
528 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
529 EVA
ROCKWALL, TX 75032

RESIDENT
532 EVA
ROCKWALL, TX 75032

RESIDENT
532 LYNNE DR
ROCKWALL, TX 75032

CARMONA-SANCHEZ CARLOS FRANCISCO
532 BLANCHE DRIVE
ROCKWALL, TX 75032

RESIDENT
535 BLANCHE DR
ROCKWALL, TX 75032

RESIDENT
538 LYNNE DR
ROCKWALL, TX 75032

RODRIGUEZ ROMAN
540 CHRIS DR
ROCKWALL, TX 75032

RESIDENT
541 LYNNE DR
ROCKWALL, TX 75032

RESIDENT
548 EVA
ROCKWALL, TX 75032

RESIDENT
551 LYNNE DR
ROCKWALL, TX 75032

GONZALEZ LUIS ENRIQUE VALDEZ
552 LYNNE DRIVE
ROCKWALL, TX 75032

RESIDENT
558 EVA
ROCKWALL, TX 75032

MEDINA CESAR
570 EVA PL
ROCKWALL, TX 75032

RESIDENT
582 EVA
ROCKWALL, TX 75032

ALVARES FLORINA GUTIERREZ &
ENRIQUE RENE ORTIZ GARCIA
594 EVA PL
ROCKWALL, TX 75032

RESIDENT
602 EVA
ROCKWALL, TX 75032

DEJESUS SANTOS
616 EVA PL
ROCKWALL, TX 75032

RODRIGUEZ FLORENCIO GOMEZ
630 EVA
ROCKWALL, TX 75032

GUEVARA JOSE E & MARIS
6938 STATE HIGHWAY 50
COMMERCE, TX 75428

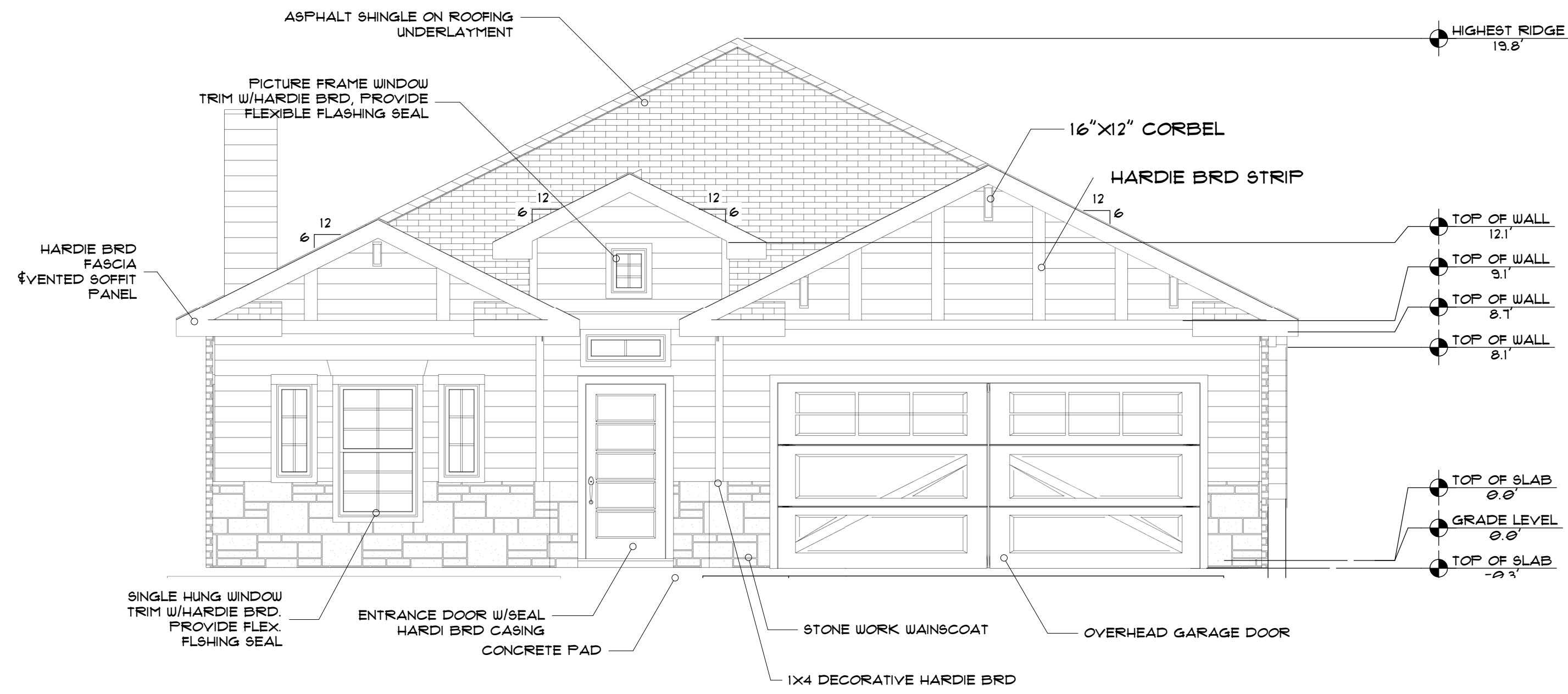
GUEVARA JOSE E
6938 STATE HIGHWAY 50
COMMERCE, TX 75428

ROBLES DONERY ALEXANDER & MAGDENLENA
AVARADO
8306 AMERICAS CUP
ROWLETT, TX 75089

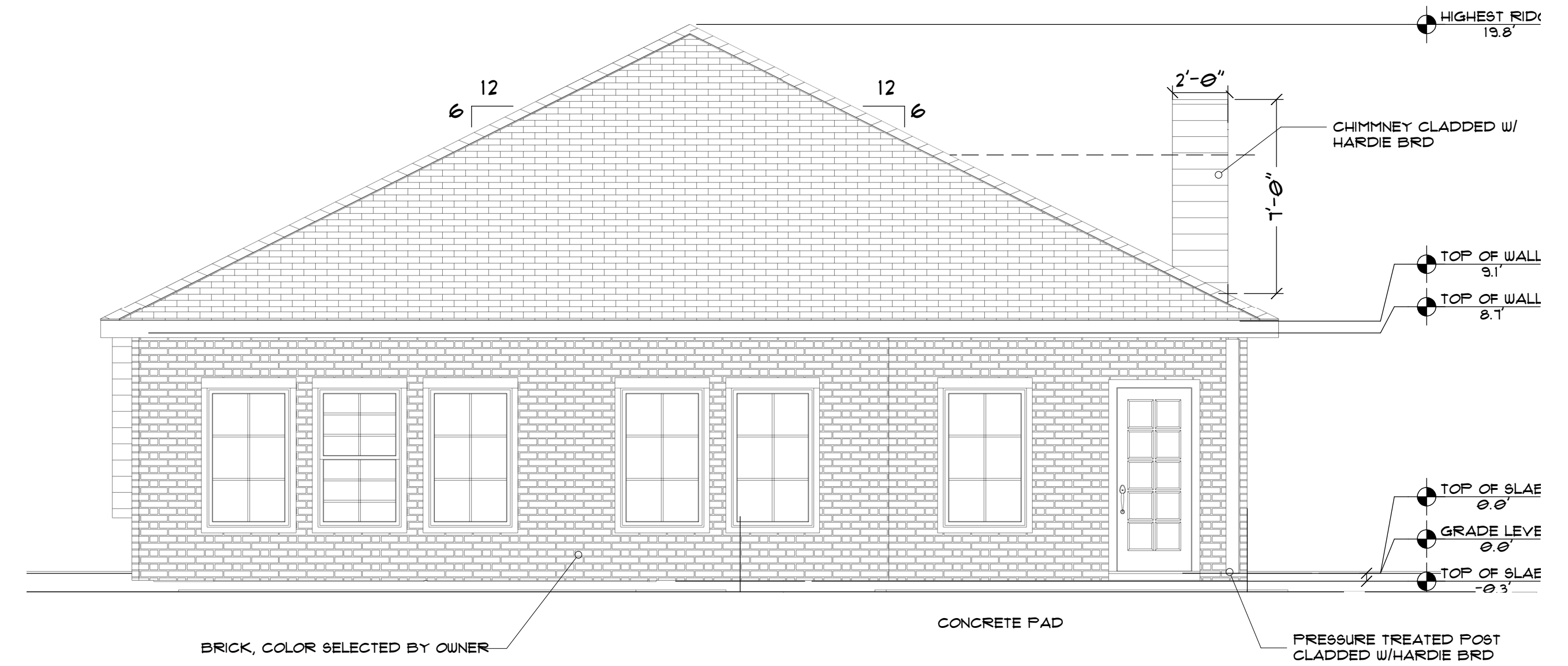
RANGEL LUIS GERARDO AND
MARIA DEL ROCIO ZARATE
907 WILLOW RIDGE
ROCKWALL, TX 75032

DELGADO JUAN AND
ADELAIDA REYES REYES AND PABLO E STRADA
REYES AND
JUAN J ESTRADA REYES 558 EVA
ROCKWALL, TX 75087

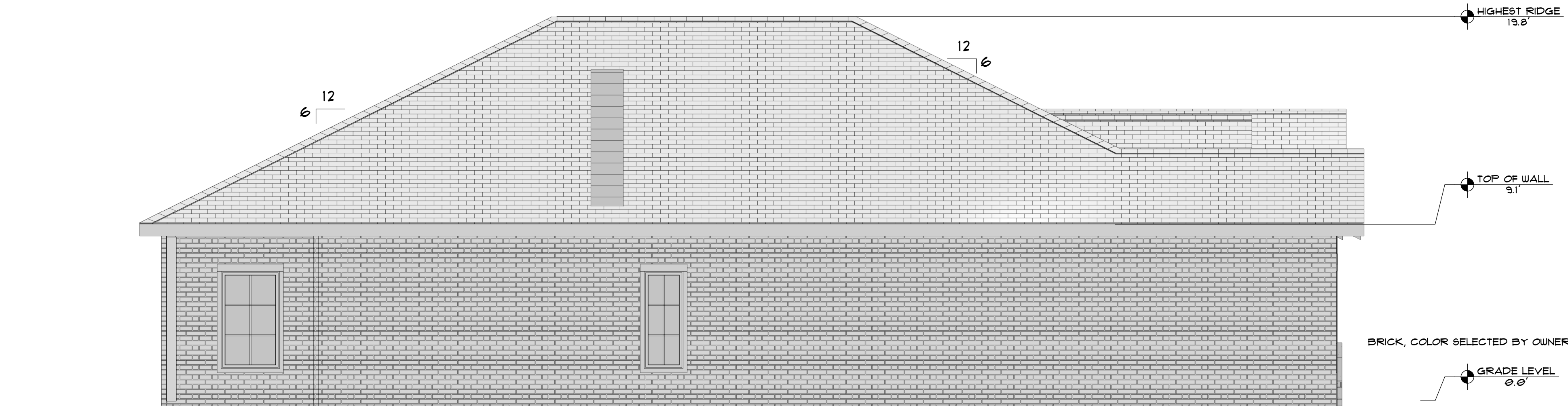
RAOFPUR DAVID & SAADAT
CHILDREN'S EDUCATION TRUST
PO BOX 2051
DEL MAR, CA 92014



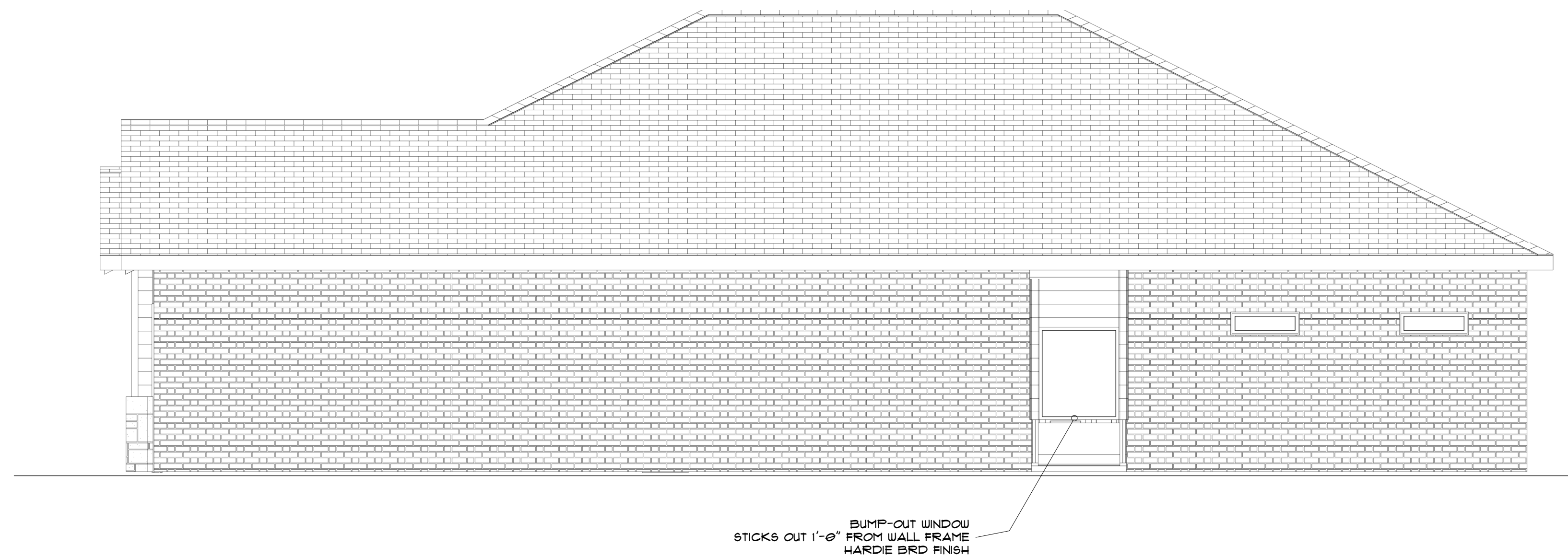
1 ELEVATION- FRONT VIEW
SCALE: 1/4"=1'



2 ELEVATION- REAR VIEW
SCALE: 1/4"=1'



3 ELEVATION- LEFT VIEW
SCALE: 1/4"=1'



4 ELEVATION- RIGHT VIEW
SCALE: 1/4"=1'

REVISION TABLE	NUMBER	DATE	REVISED BY	DESCRIPTION

TDG THE DRAFTER GUY
DRAFTING & DESIGN
8000 US 380, CROSSROADS, TX, ST#100
469-879-6130

Project:
**Proposed Single Story Residence at
481 Blanche st, Rockwall, Tx**

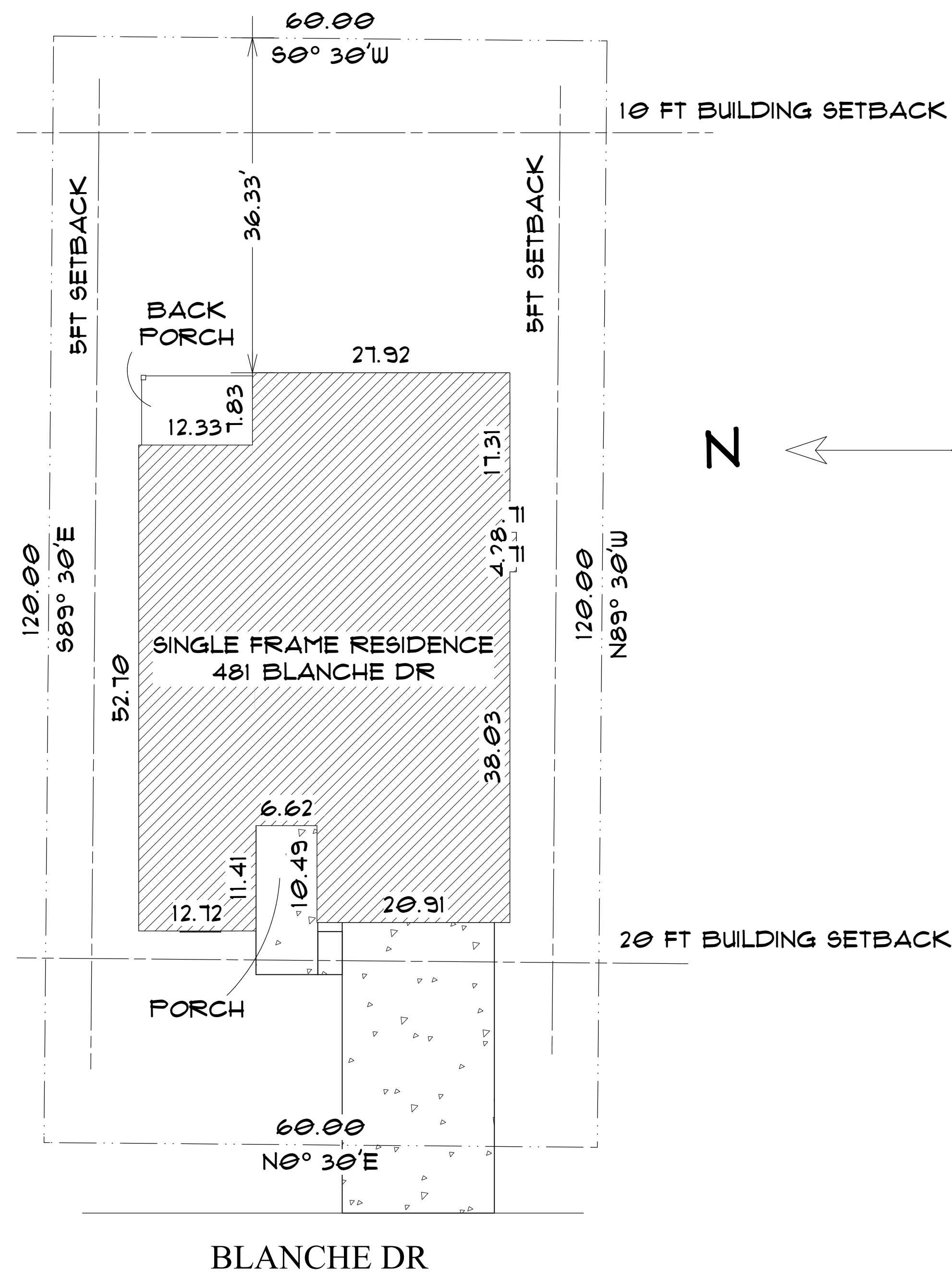
Client:
**Erick
Mendoza**

Description:
Elevations

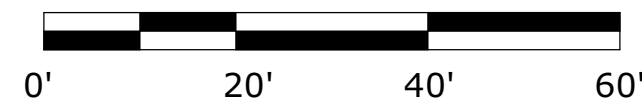
Date:
3/23/2020

Scale:
1/4"=1'

Sheet:
A3.2



BLANCHE DR



1 SITE PLAN
SCALE: 1"=20'

SITE PLAN LEGEND

- PROPERTY BOUNDARY
- PROPERTY SETBACK

REVISION TABLE	NUMBER	DATE	REVISED BY	DESCRIPTION

TDG THE DRAFTER GUY
DRAFTING & DESIGN
8000 US 380, CROSSROADS, TX, ST#100
469-579-6130

Project:
**Proposed Single Story Residence at
481 Blanche st, Rockwall, Tx**

Client:
**Erick
Mendoza**

Description:
**Site Plan &
Erosion
Control Plan**

Date:
3/23/2020

Scale:
1/4"=1'

Sheet:
A2.1

DOOR AND WINDOW NOTES:

-EVERY BEDROOM SHALL BE PROVIDED WITH AN EGRESS WINDOW WITH FINISH SILL HEIGHT NOT GREATER THAN 44" ABOVE THE FINISH FLOOR HEIGHT AND SHALL HAVE A MINIMUM OPENABLE AREA OF 5.7 SQ. FT.

-EGRESS WINDOWS SHALL NOT HAVE AN OPENABLE AREA LESS THAN 20" WIDE OR 24" HIGH.

-ALL WALK-THRU DOORS SHALL BE SOLID CORE INTERIOR DOORS SHALL BE PAINTED. -ENTRY DOOR TO BE DEFINED BY HOME OWNER PRIOR ORDERING DOORS.

BETWEEN GARAGE AND LIVING AREA SHALL BE 1-3/4" TIGHT FITTING SOLID CORE DOORS WITH A RATING OF 60 MINUTES.

DOOR SHALL BE SELF CLOSING EXTERIOR EXIT DOORS WILL BE 36" MIN.

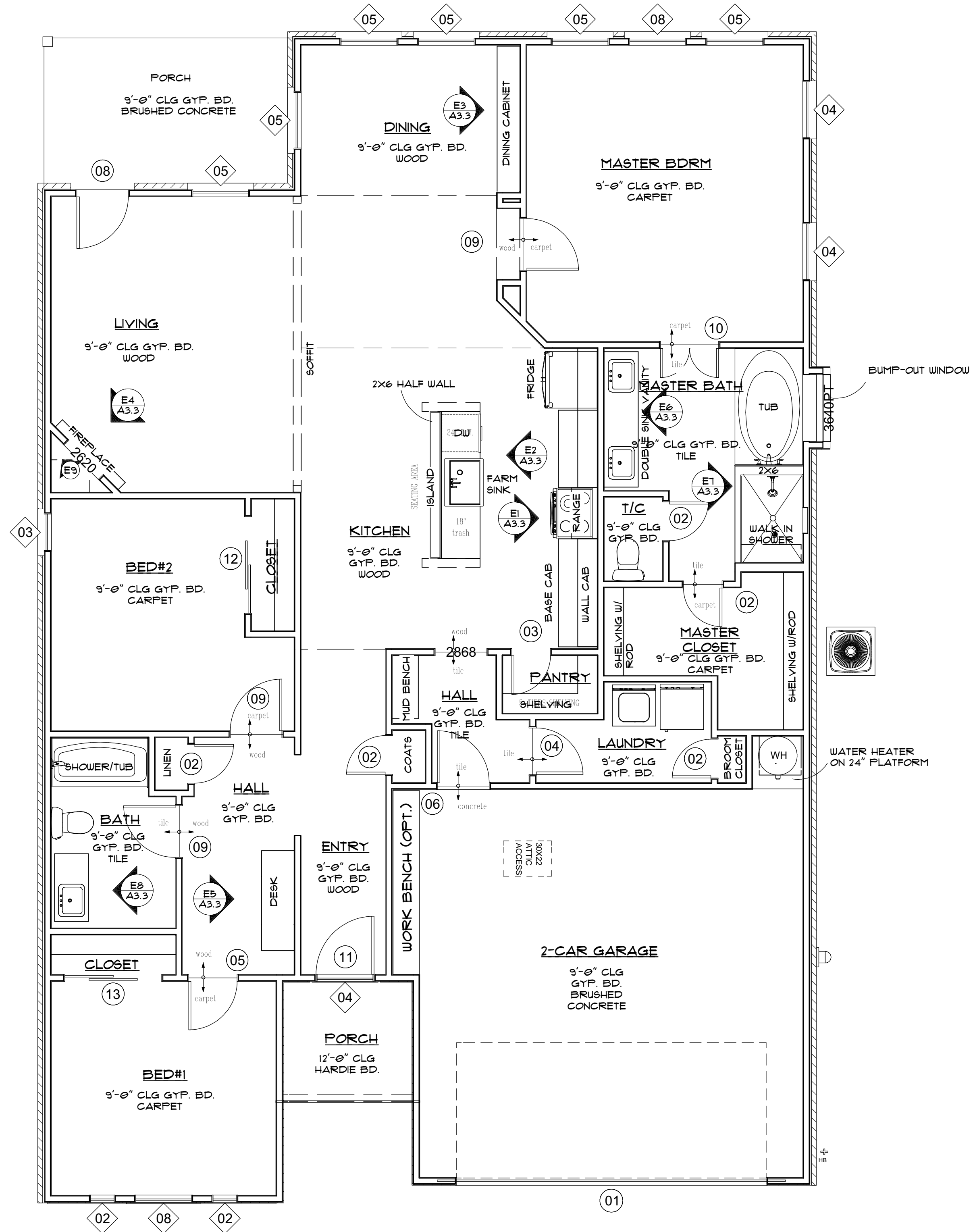
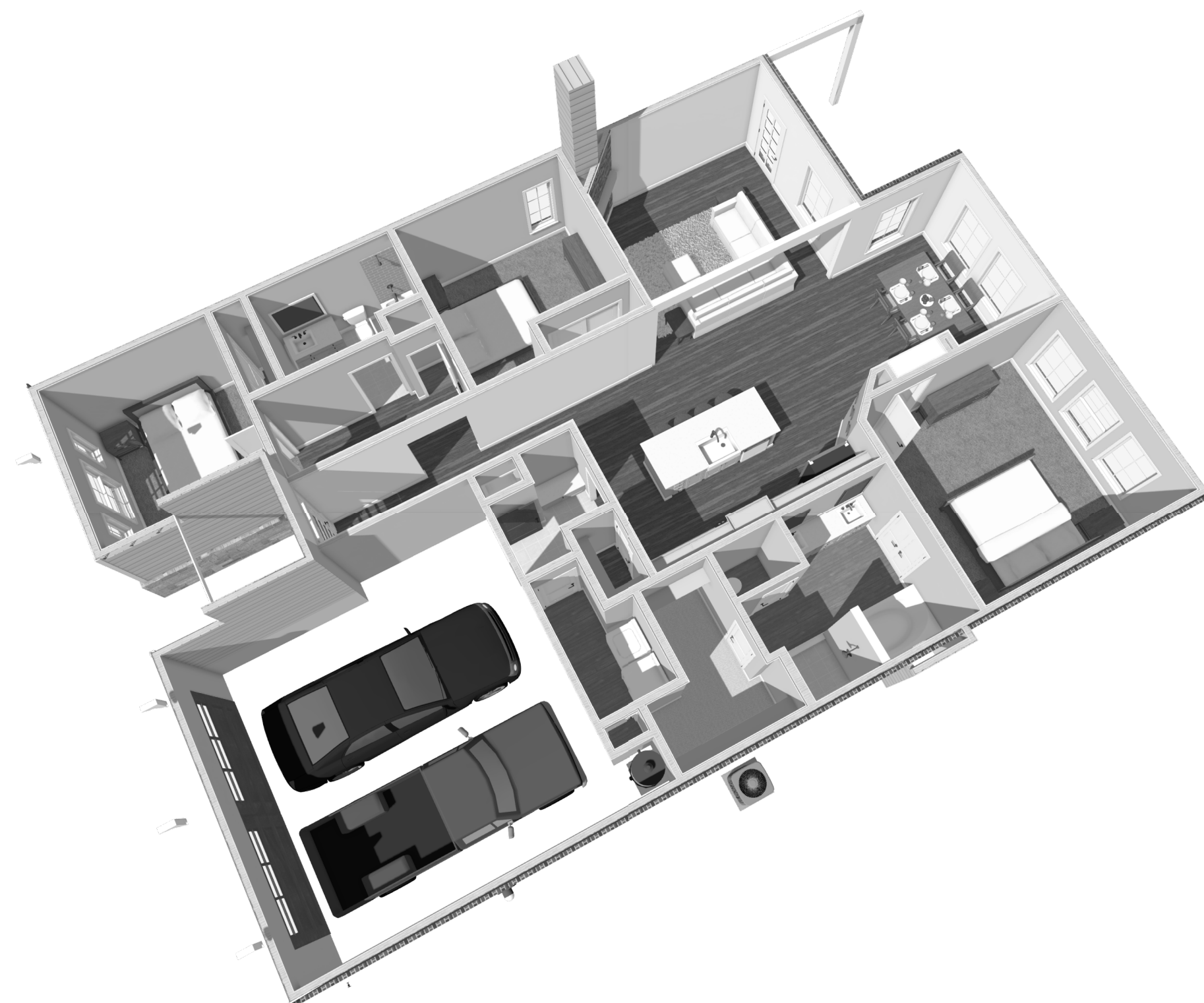
NET CLEAR DOORWAY SHALL BE 32" MIN. DOOR SHALL BE OPENABLE FROM INSIDE WITHOUT THE USE OF A KEY OR ANY SPECIAL KNOWLEDGE OR EFFORT.

GLAZING IN DOORS SHALL BE DUAL PANE SAFETY GLASS WITH MIN. U-VALUE OF 0.60

WINDOW SCHEDULE											
NUMBER	LABEL	QTY	FLOOR	SIZE	WIDTH	HEIGHT	R/O	EGRESS	DESCRIPTION	HEADER	COMMENTS
01	1418FX	1	2	1418FX	16"	20"	11"X21"		FIXED GLASS	2X6X20" (2)	
02	1436FX	2	1	1436FX	16"	42"	11"X43"		FIXED GLASS	2X6X20" (2)	
03	2050FX	1	1	2050FX	24"	60"	25"X61"	YES	FIXED GLASS	2X6X28" (2)	
04	3010FX	3	1	3010FX	36"	12"	31"X13"		FIXED GLASS	2X6X40" (2)	
05	3050FX	6	1	3050FX	36"	60"	31"X61"		FIXED GLASS	2X6X40" (2)	
06	3050SH	2	1	3050SH	36"	60"	31"X61"	YES	SINGLE HUNG	2X6X40" (2)	
09	3640FX	1	1	3640FX	41 1/2"	48"	42 1/2"X49"		FIXED GLASS	2X6X45 1/2" (2)	

DOOR SCHEDULE										
NUMBER	LABEL	QTY	SIZE	WIDTH	HEIGHT	R/O	DESCRIPTION	HEADER	THICKNESS	COMMENTS
01	16070	1	16070	192"	84"		GARAGE-GARAGE DOOR CHD11	2X12X200" (2)	1 3/4"	
02	2068	5	2068 L IN	24"	80"		HINGED-DOOR P03	2X6X29" (2)	1 3/8"	
03	2068	1	2068 R IN	24"	80"		HINGED-DOOR P03	2X6X29" (2)	1 3/8"	
04	2568	1	2568 R IN	29"	80"		HINGED-DOOR P03	2X6X34" (2)	1 3/4"	
05	2668	1	2668 R IN	30"	80"		HINGED-DOOR P03	2X6X35" (2)	1 3/8"	
06	2868	1	2868 L EX	32"	80"		EXT. HINGED-DOOR P03	2X6X37" (2)	1 3/8"	
08	2868	1	2868 R EX	32"	80"		EXT. HINGED-DOOR F05	2X6X37" (2)	1 3/4"	
09	2868	3	2868 R IN	32"	80"		HINGED-DOOR P03	2X6X37" (2)	1 3/8"	
10	3068	1	3068 L/R IN	36"	80"		DOUBLE HINGED-DOOR P03	2X6X41" (2)	1 3/8"	
11	3068	1	3068 R EX	36"	80"		EXT. HINGED-DOOR F04	2X6X41" (2)	1 3/4"	
12	5068	1	5068 L IN	60"	80"		SLIDER-DOOR P03	2X8X65" (2)	1 3/8"	
13	5068	1	5068 R IN	60"	80"		SLIDER-DOOR P03	2X8X65" (2)	1 3/8"	

BRICK CALCULATIONS					
	FRONT	LEFT	RIGHT	REAR	TOTAL
TOTAL WALL (S.F.)	315.8	493.7	486.7	210.9	1,507.1 S.F.
TOTAL MASONRY	58.0	493.7	486.7	210.9	1,249.3 S.F.
TOTAL SIDING	251.8	0	0	0	251.8 S.F.
BRICK %	18.4%	100.00%	100.00%	100.00%	
TOTAL MASONRY (% HOUSE)	22.9%				



1 MASTER FLOOR PLAN - 1ST FLOOR
SCALE: 1/4"=1'

REVISION TABLE	REVISION BY	DESCRIPTION
NUMBER	DATE	

TDG THE DRAFTER GUY
DRAFTING & DESIGN
8000 US 380, CROSSROADS, TX, 75110
469-979-6150

Project:
**Proposed Single Story Residence at
481 Blanche st, Rockwall, Tx**

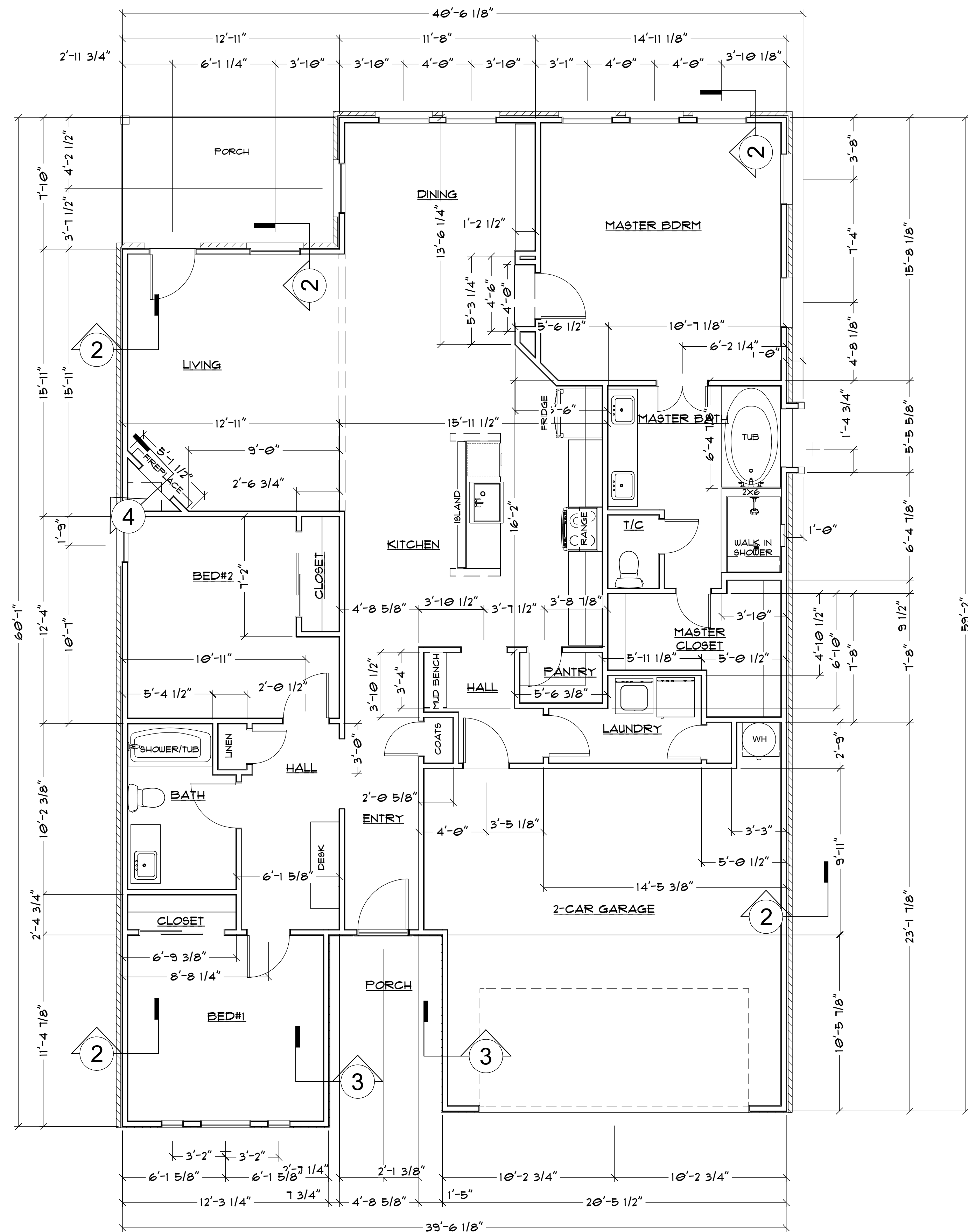
Client:
**Erick
Mendoza**

Description:
**Master
Floorplan**

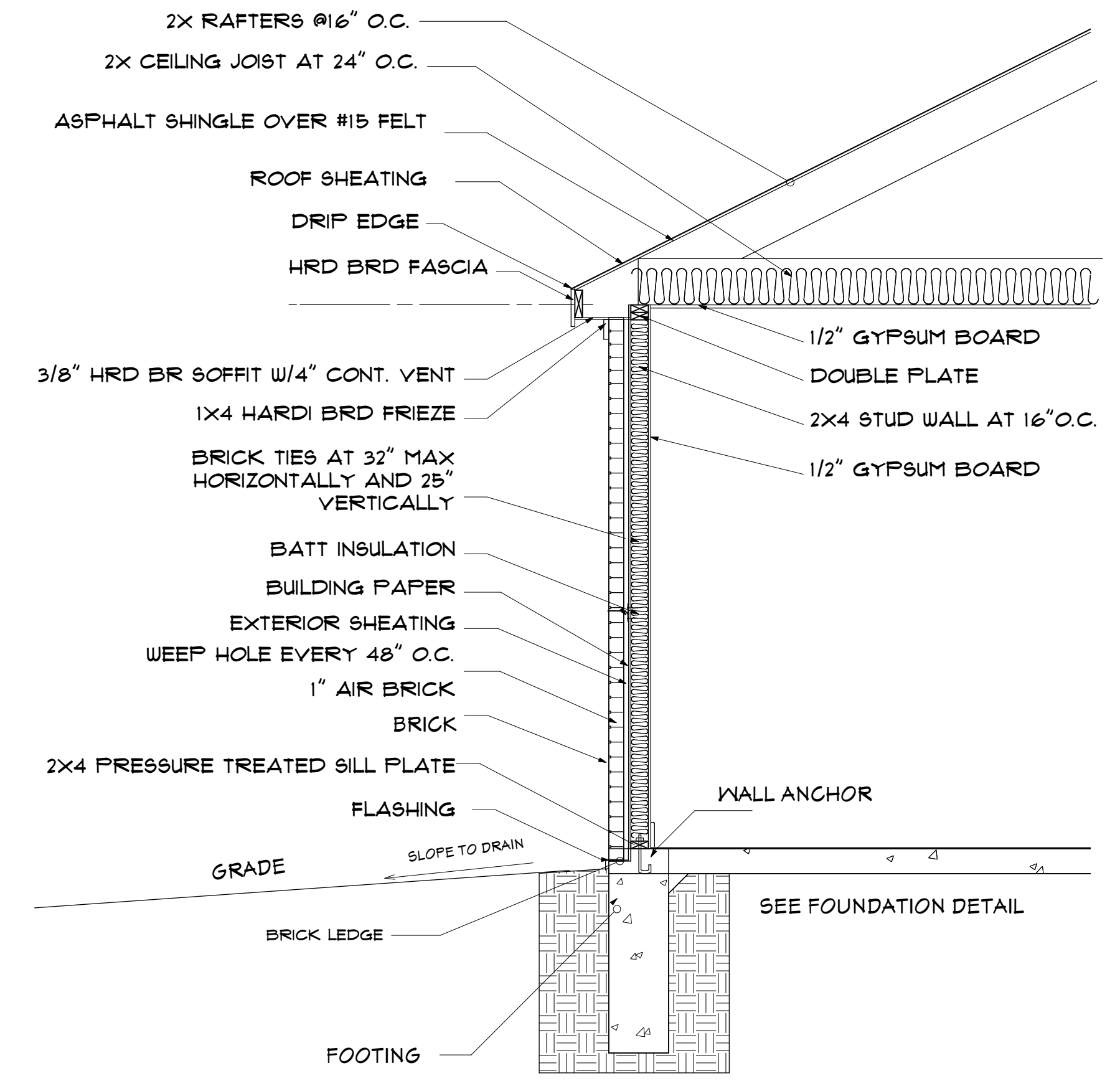
Date:
3/23/2020

Scale:
1/4"=1'

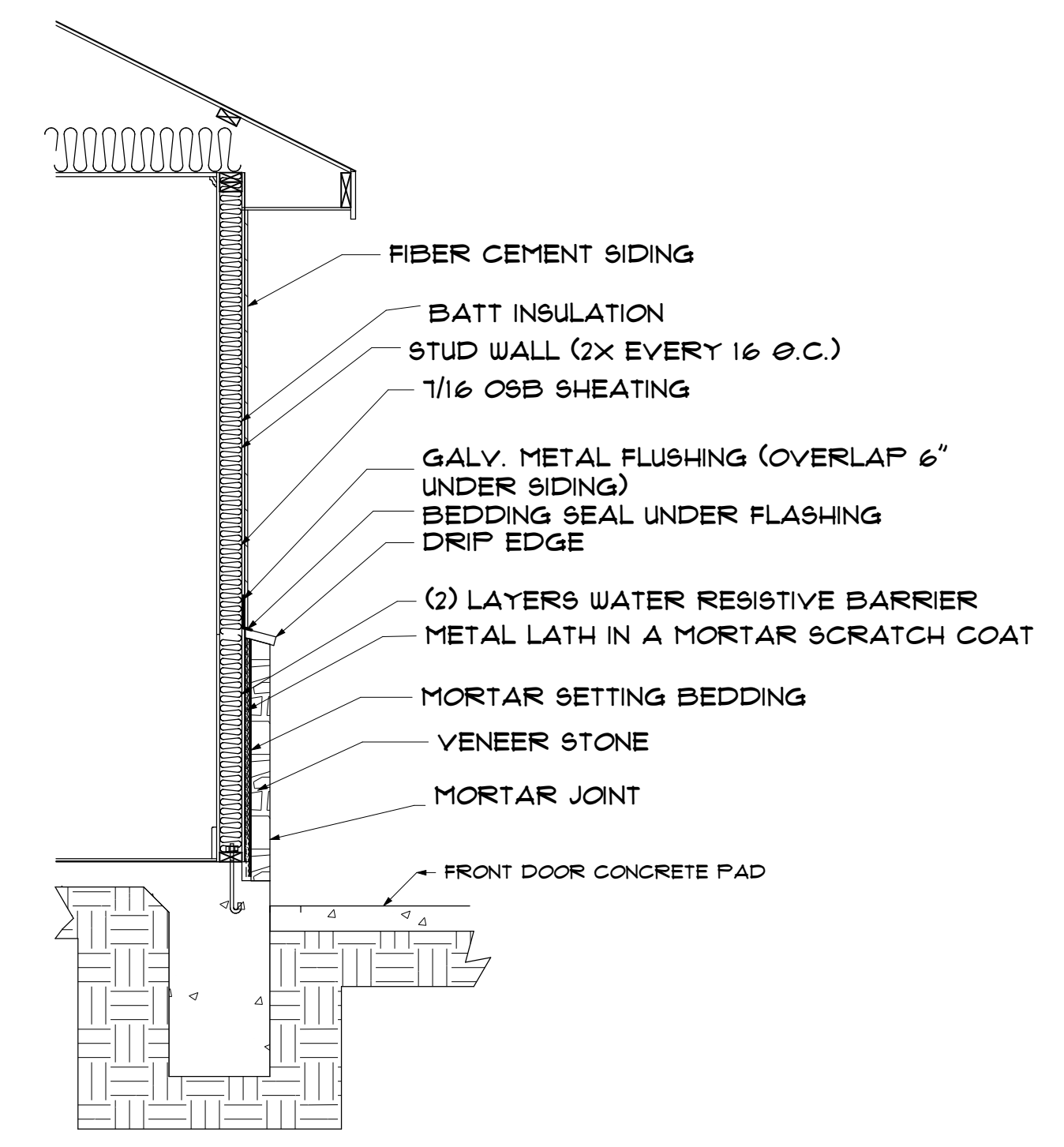
Sheet:
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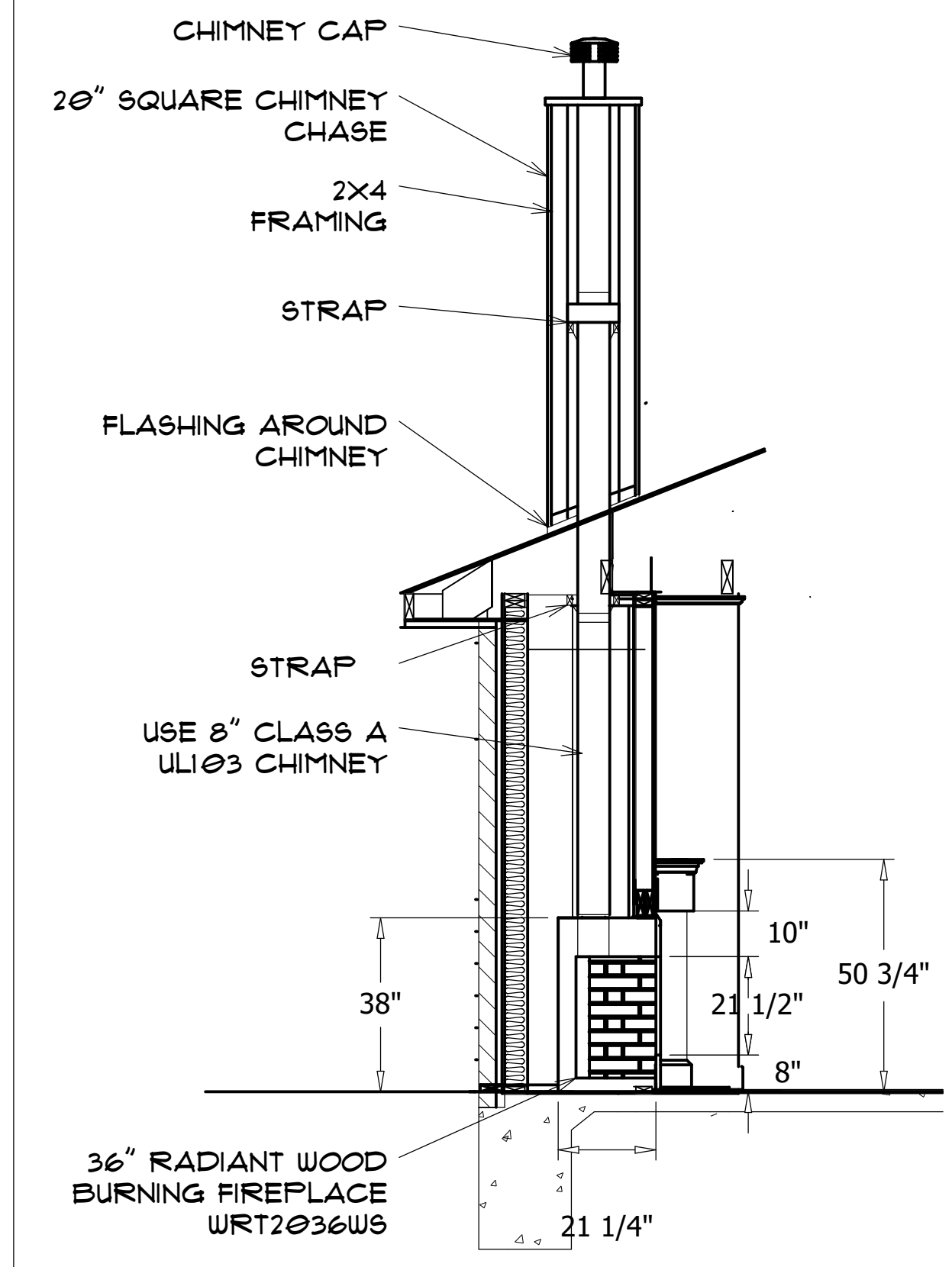
1 DIMENSIONED FLOOR PLAN
SCALE: 1/4"=1'



2 WALL DETAIL @ BRICK
SCALE: 1/2"=1'



3 WALL DETAIL @ STONE/SIDING
SCALE: 1/2"=1'



4 CHIMNEY DETAIL
SCALE: 3/8"=1'

REVISION TABLE	REVISION BY	DESCRIPTION
NUMBER	DATE	

TDG THE DRAFTER GUY
DRAFTING & DESIGN
8000 US 380, CROSSROADS, TX, ST#100
469-979-6130

Project:
**Proposed Single Story Residence at
481 Blanche st, Rockwall, Tx**

Client:
**Erick
Mendoza**

Description:
**Dimensioned
Plan**

Date:
3/23/2020

Scale:
1/4"=1'

Sheet:
A3.1