

101 East Hopkins st,  
San Marcos TX 78666

Architecture - Engineering - Interiors

1499 Parton rd. ,  
Canyon Lake , TX 78133

Architece

1499 Parton rd.,

Canyon Lake TX 78133



IT IS THE INTENT OF THIS PROJECT TO WORK WITHIN THE LIFE SAFETY REQUIREMENTS SET FORTH BY THE EXISTING FIRE SAFETY FEATURES, AREA OF SEPERATION WALLS, AND TYPE OF CONSTRUCTION. NEW ELEMENTS WITHIN THE BUILDING WILL BE BUILT ACCORDING TO THE FOLLOWING CODES ADOPTED BY THE CITY OF SAN MARCOS

- Building Code: 2015 International Building Code
- Mechanical Code: 2015 International Mechanical Code
- Electrical Code: 2014 National Electrical Code
- Fuel Gas Code: 2015 International Fuel Gas Code
- Energy Code: 2015 International Energy Conservation Code

[illegible][illegible][illegible]

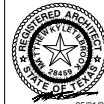
- [illegible]

Tilbrook Architects: Bringing people together... one space at a time

**105 EAST HOPKINS**  
105 E Hopkins St, San Marcos, TX 78666,

**PERMIT SET**  
03/31/2021

MR. EXOTICS - STEAKHOUSE  
105 EAST HOPKINS  
105 E Hopkins St, San Marcos, TX 78666.



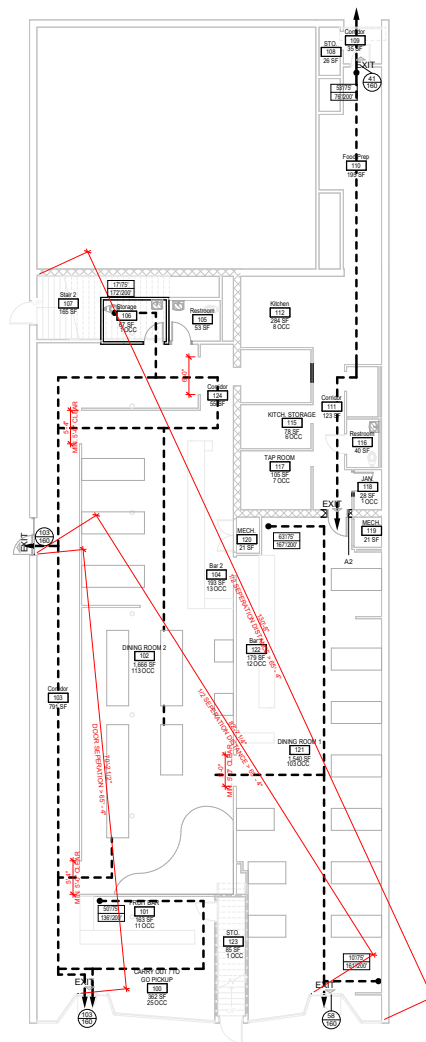
Revisions:		
NO.	DESCRIPTION	DATE
1	ADDENDUM 1	05/31/21

03/31/2021  
Project No. 2021\_008  
PERMIT SET

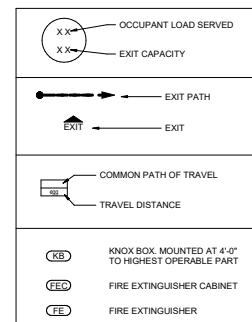
COVER SHEET  
G1.0

## BUILDING CODE ANALYSIS - PHASE II

OWNER -			
OR PROJECT NUMBER 2021.008			
PROJECT 101 EAST HONKING ST			
LOCATION 101 East Honking St., San Marcos, TX 78666			
JURISDICTION City of Austin			
APPLICABLE CODES 2015 International Building Code			
2017 National Electrical Code			
2015 Uniform Plumbing Code			
2015 Uniform Mechanical Code			
2015 International Fire Code			
2015 International Energy Conservation Code			
2012 Texas Accessibility Standards			
Gross Square Footage 24,966 SF			
Building Height 2 Stories			
CODE CHAPTER	DESCRIPTION	SECTION	PAGE
INTERNATIONAL BUILDING CODE			
CHAPTER 3 Use and Occupancy Classification			
	Group B-2	303.3	50
CHAPTER 4 Special Detailed Requirements			
	Separation Walls	Walls separation detailing/separating units must be fire partitions	420.2 50
	Horizontal Separation	Fire assemblies separating dwelling units must be horizontal assemblies, see Section 711	420.3 50
	Automatic Sprinkler System	Required	420.5 50
CHAPTER 5, General Building Heights and Areas			
	Altimeter Height	60.4, 3 Story	504.3, 504.4 98, 99
	Altimeter Building Area	21,000	506.2 103
	Accessory Use	Accessory + Separated per 420. area < 10%	508.2 107
CHAPTER 6 Types of Construction			
	Construction Classification	Type V-B	602 113
	Fire Resistance-Rated Partition	Type V-B	Table 601 113
	Brickwork Finish	Brickwork Finish	Table 601 113
	Roofing Walls Exterior	0 hr	Table 601 113
	Roofing Walls Interior	0 hr	Table 601 113
	Nonbearing Walls and Partitions Interior	0 hr	Table 602 113
	Nonbearing Walls and Partitions Exterior	0 hr	Table 601 113
	Fire Partition	0 hr	Table 601 113
	Fire Partition	0 hr	Table 601 113
	Fire Separation Division	0 hr	Table 601 113
	Fire Resistance Rating	0 hr	602 114
	Fire Resistance Rating	0 hr	602 114
CHAPTER 7 Fire Resistance-Rated Construction			
	Maximum Area of Exterior Wall Opening	Unlimited	705.8 126
	Control Wall	Control wall with 1501.1, 102 hr rating	708.1 1 98
	Fire Wall	Fire Wall	708.1.2 126
	Separation Walls	102 hr, per 420.2	708.1.7, 708.3 126
	Horizontal Assemblies	102 hr	711.2.4.3, 420.5 130
CHAPTER 8 Interior Finish			
	Interior Wall and Ceiling Finish	Exit Enclosures & Passageways - Class C (FIR 76-150 / SD 0-406)	803.11 205
	Based on Residential Occupancy	Corridors - Class C (FIR 76-150 / SD 0-406)	803.11 205
	Based on Residential Occupancy	Stairs and Enclosed Spaces - Class C (FIR 76-150 / SD 0-406)	803.11 205
CHAPTER 9 Fire Protection Systems			
	Automatic Sprinkler System	Required	903.2.2.B 211
	Standpipes	Not required	903.3.1 219
	Fire Alarm System	Required	907.2.9 227
	Fire Extinguishers	Required, 1 per unit with a minimum rating of 1-A to B-C	906.1 221
Notes: Means of Egress			
	Max. Floor Area Allowance per Occupant	200 sq. ft.	Table 1006.1.2 251
	Occupant Load First Floor, 60, Second 72		
	Exit Width	2 x per occupant	
	Common Path of Travel	125 feet at R-2 occupancies	1006.2.2 253
	Exit Access Travel Distance	200 feet max at R-2 occupancies	1007.2 277
	Minimum Number of Exit 2		1021.2.4 269
	Minimum Clear Width	With unit < 36"	1002.2 279
	Minimum Clear Width	44"	1006 282
	Exit Access Barriers	Not Rating Required, Atmosphericly separated between only two stories	1011.2 268
			1019.3.1 278
CHAPTER 12 Interior Environment			
	STC	> 50 min.	1207.1 314
UNIFORM PLUMBING CODE			
CHAPTER 4 Plumbing Fixtures and Fixture Fixtures			
	Water Closes	1 per apartment	421.1 39
	Water Closes	1 per apartment	421.1 39
	Bathrooms	1 per apartment	421.1 39
	Kitchen Sinks	1 per apartment	421.1 39
	Laundry Connections	1 per unit	421.1 39



### LIFE SAFETY LEGEND



1 LEVEL 1 LIFE SAFETY PLAN  
SCALE: 1/8" = 1'-0"

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

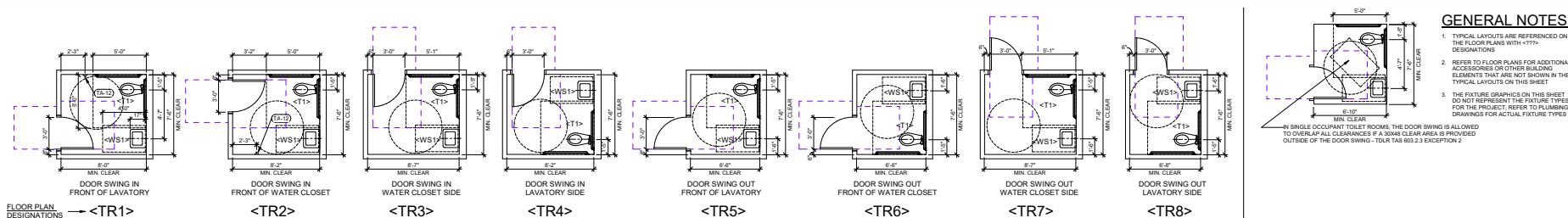


06/01/2

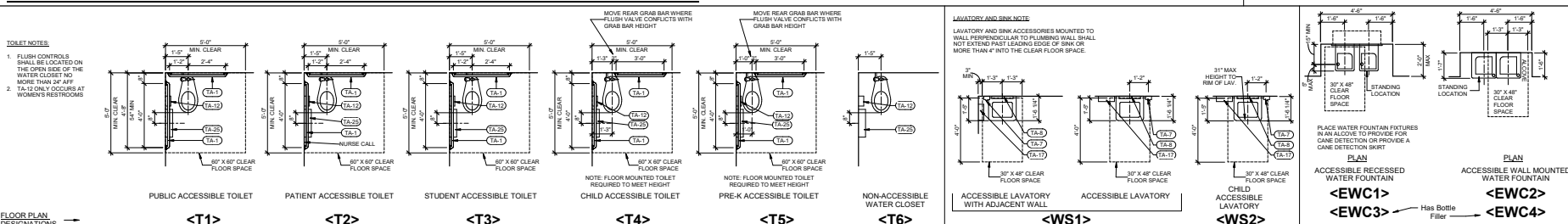
		Revisions:
NO.	DESCRIPTION	DATE
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2	ADDENDUM 2	06/01/21

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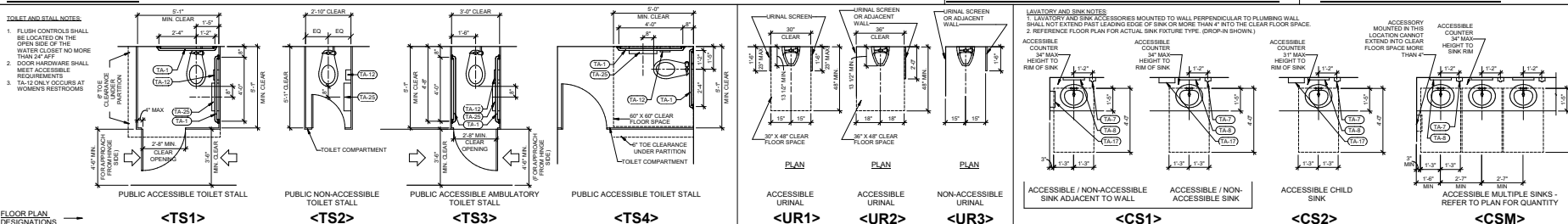
LIFE SAFETY  
LS2.0



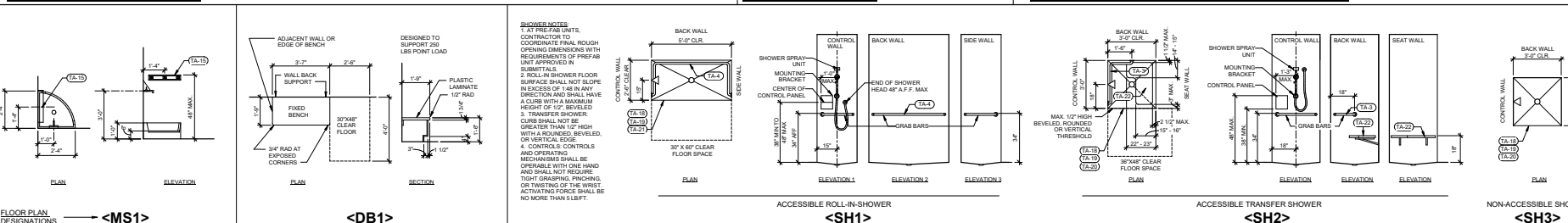
## TYPICAL ACCESSIBLE SINGLE OCCUPANT TOILET ROOM CONFIGURATIONS



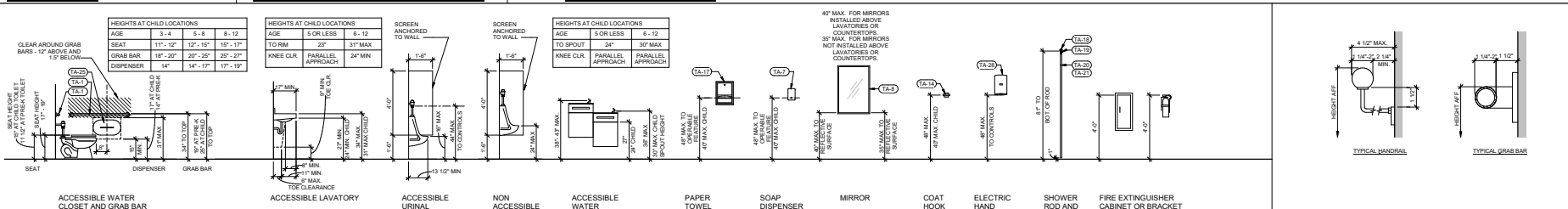
## TOILET TYPES



## TOILET STALL TYPES



## MOP SINK



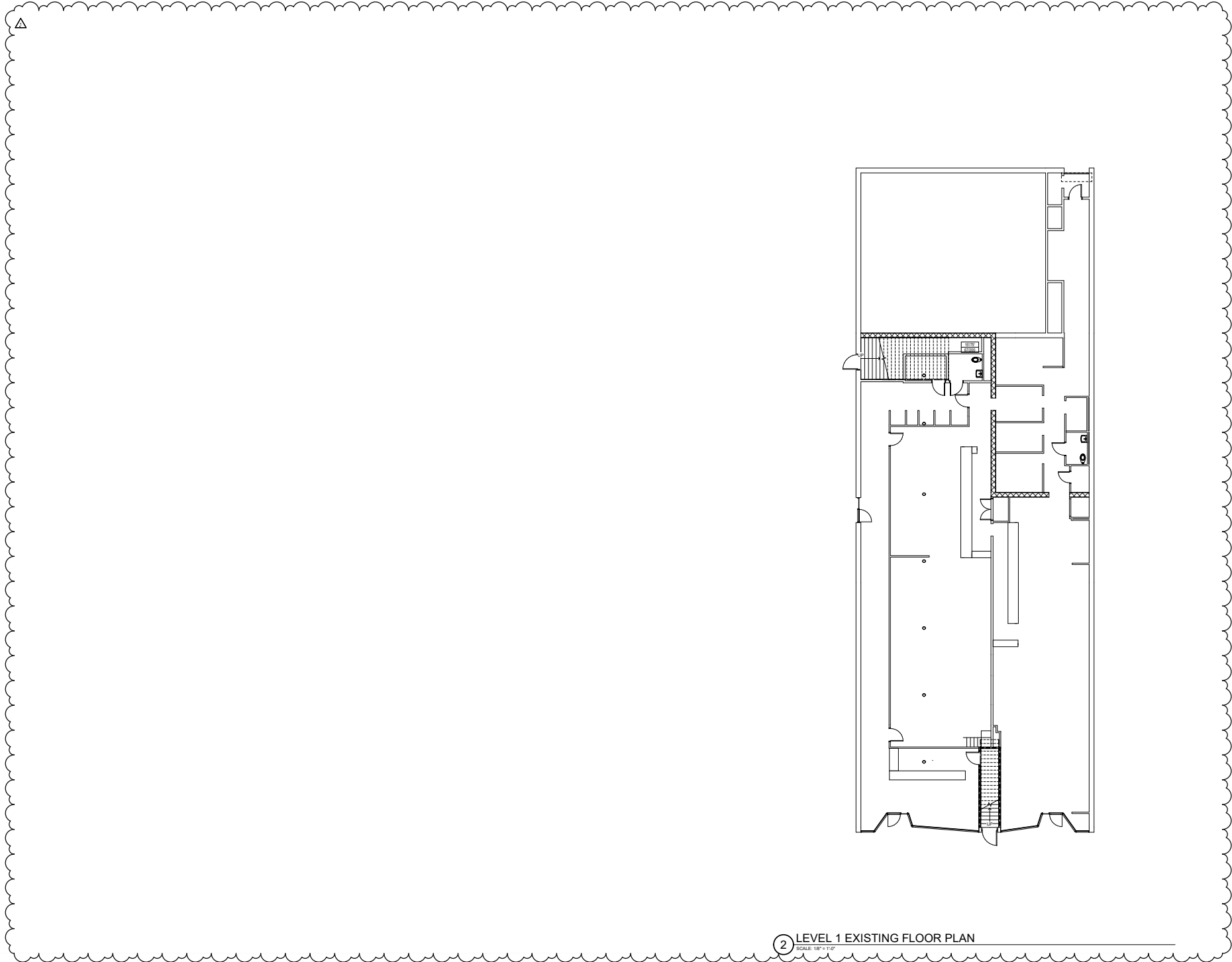
## MOUNTING HEIGHTS

## HANDRAILS & GRAB BARS

## GENERAL NOTES

1. TYPICAL LAYOUTS ARE REFERENCED ON THE FLOOR PLANS WITH <??> DESIGNATIONS
2. REFER TO FLOOR PLANS FOR ADDITIONAL ACCESSORIES OR OTHER BUILDING ELEMENTS THAT ARE NOT SHOWN IN THE TYPICAL LAYOUTS ON THIS SHEET
3. THE FIXTURE GRAPHICS ON THIS SHEET DO NOT REPRESENT THE FIXTURE TYPES FOR THE PROJECT. REFER TO PLUMBING DRAWINGS FOR ACTUAL FIXTURE TYPES

SWING IS ALLOWED  
AREA IS PROVIDED  
EXCEPTION 2



2 LEVEL 1 EXISTING FLOOR PLAN  
SCALE: 1/8" = 1'-0"



06/31/2021

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EXISTING - FLOOR PLAN  
A3.0



**TILBROOK ARCHITECTS**  
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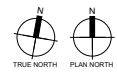
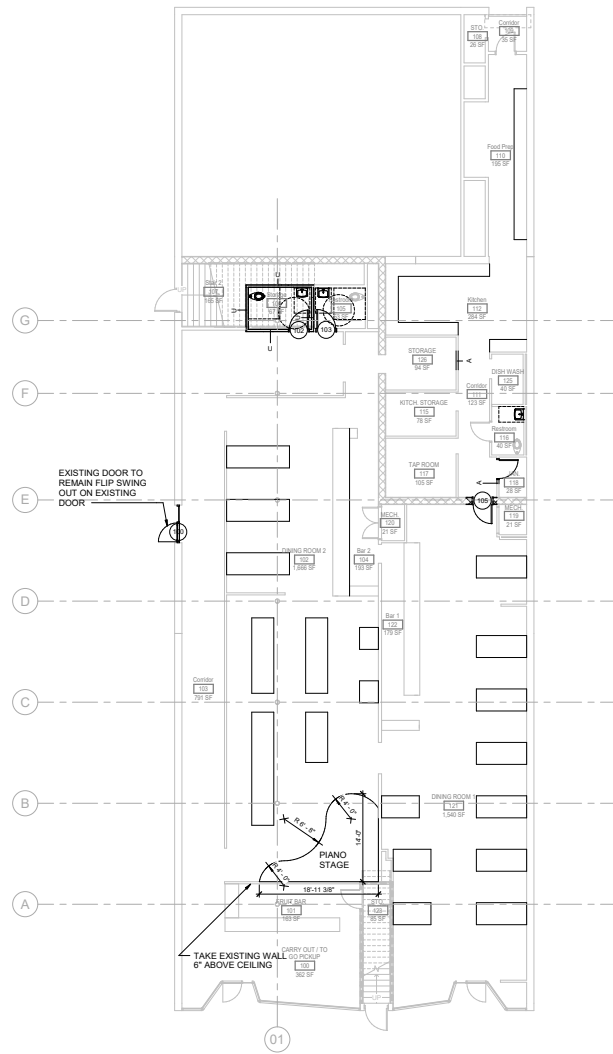


NO.	DESCRIPTION	DATE
1	ADDENDUM 1	05/31/21
2	ADDENDUM 2	06/01/21

03/31/2021  
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DEMO - FLOOR PLAN

### A3.1



**2 LEVEL 1 FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



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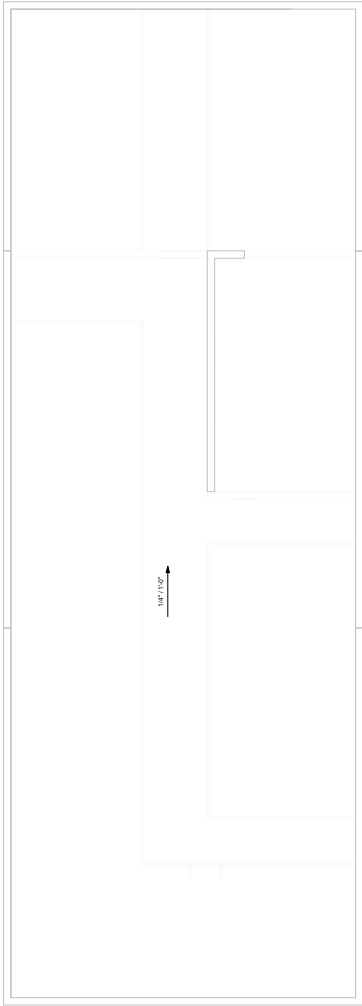
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1	ADDENDUM 1	03/31/21	
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FLOOR PLAN  
**A3.2**

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1 ROOF PLAN  
SCALE: 1/8" = 1'-0"



NO.	DESCRIPTION	DATE
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03/31/2021  
Project No. 2021\_008  
PERMIT SET

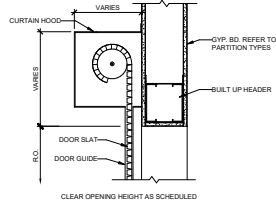
ROOF PLAN  
A3.3



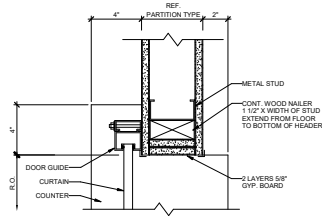
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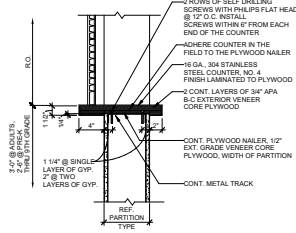




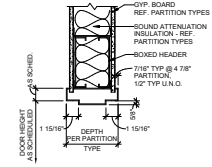
1 COILING COUNTER HEAD  
SCALE: 1 1/2" = 1'-0"



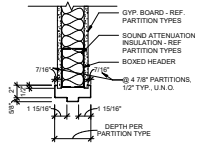
2 COILING COUNTER JAMB  
SCALE: 3\"/>



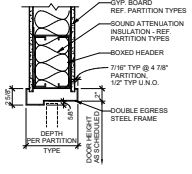
3 STUD-COUNTER  
SCALE: 1 1/2" = 1'-0"



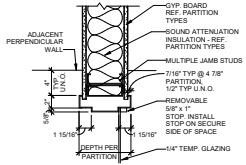
5 STUD-INT. STEEL DOOR HEAD  
SCALE: 1 1/2" = 1'-0"



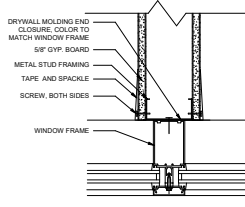
6 STUD-DOOR HEAD DETAIL  
SCALE: 1 1/2" = 1'-0"



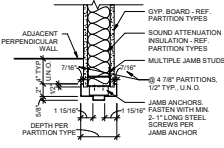
7 INT. DOUBLE EGRESS STEEL DOOR HEAD @ M.S.  
SCALE: 1 1/2" = 1'-0"



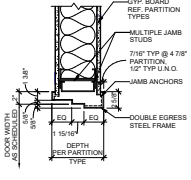
16 HM WINDOW JAMB - STUD  
SCALE: 1 1/2" = 1'-0"



10 STUD-PARTITION TO WINDOW FRAME  
SCALE: 3\"/>

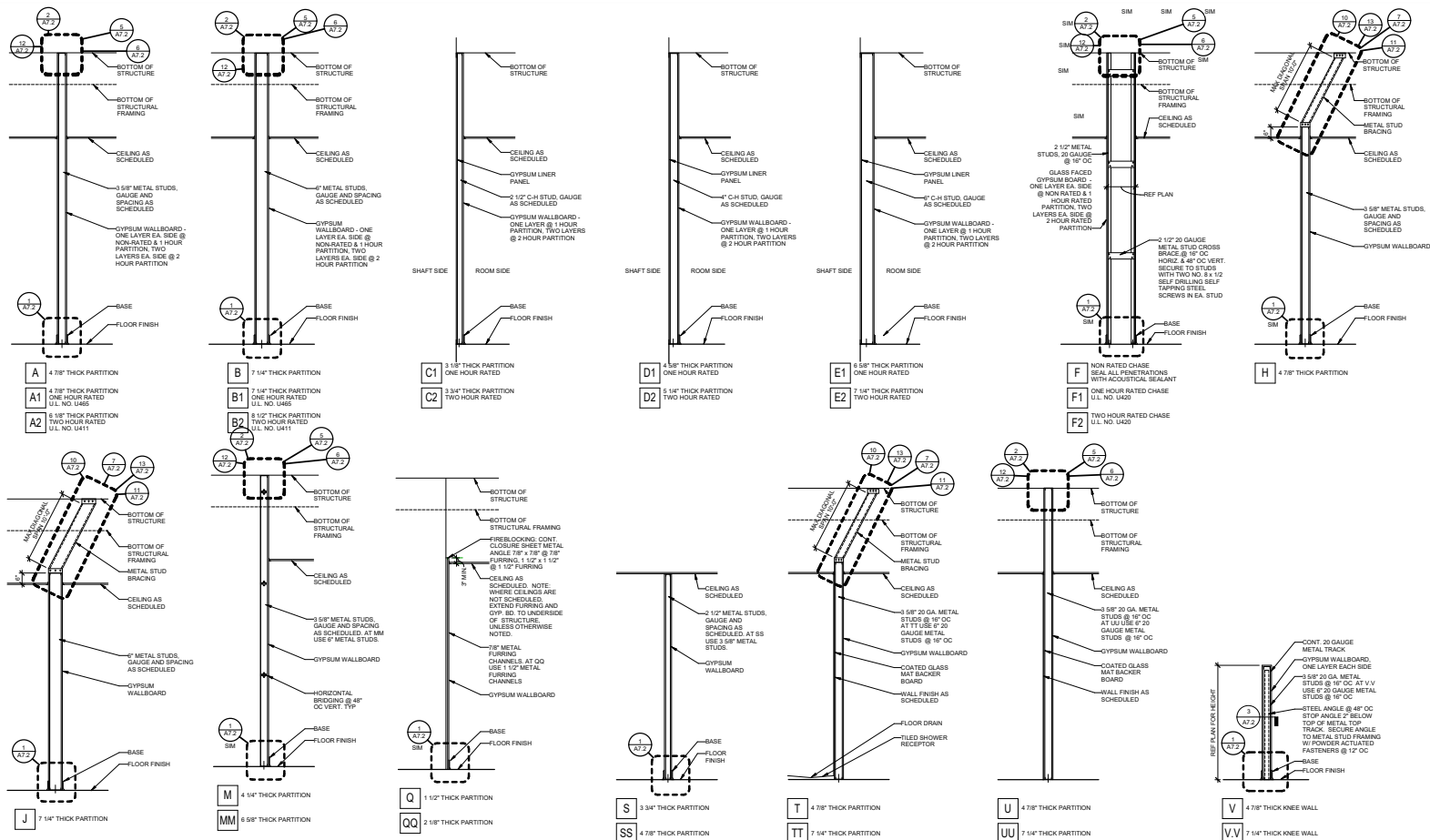


11 STUD-DOOR JAMB DETAIL  
SCALE: 1 1/2" = 1'-0"



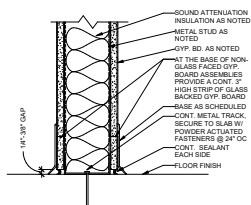
12 INT. DBL EGRESS STEEL DOOR JAMB @ M.S.  
SCALE: 1 1/2" = 1'-0"



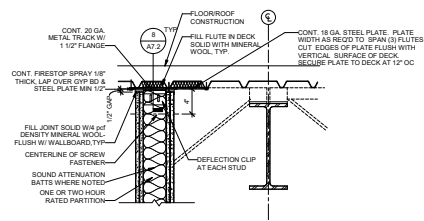


### GENERAL PARTITION NOTES

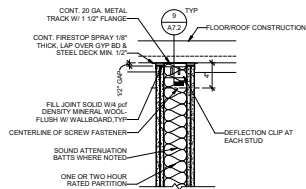




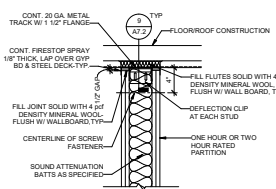
1 FLOOR TRACK  
SCALE: 3" = 1'-0"



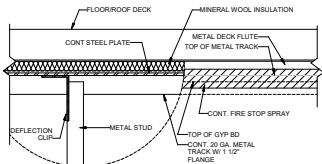
2. RATED PARTITION PARALLEL TO BEAM OF BAR JOIST  
SCALE: 1 1/2" = 1'-0"



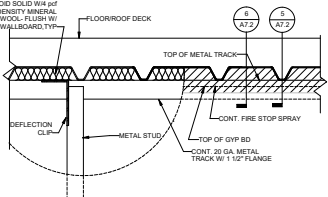
**5 RATED PARTITION PERPENDICULAR TO DECK**  
SCALE: 1 1/2" = 1'-0"



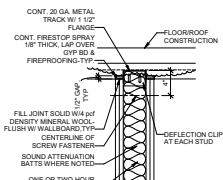
**6 RATED PARTITION PERPENDICULAR TO DECK**  
SCALE: 1 1/2" = 1'-0"



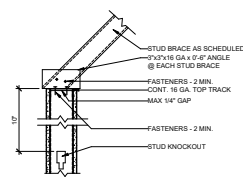
SECTION AT TOP OF WALL  
PARALLEL TO FLOOR/ROOF DECK



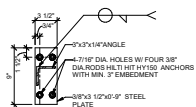
SECTION AT TOP OF WALL  
PERPENDICULAR TO FLOOR/ROOF DECK



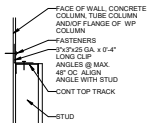
**RATED PARTITION  
PERPENDICULAR TO DECK**  
SCALE: 1 1/2" = 1'-0"



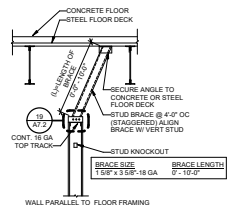
**19** TYPICAL STUD BRACE  
SCALE: 1 1/2" = 1'-0"



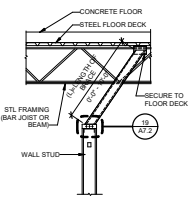
### 3 LOW WALL PARTITION



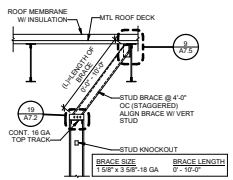
**4 STUD BRACE**  
SCALE: 1 1/2" = 1'-0"



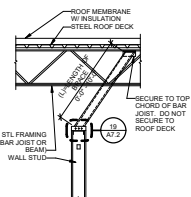
7 STUD BRACE AT FLOOR DECK  
SCALE: 1/2" = 1'-0"



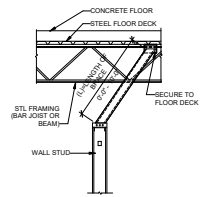
10 STUD BRACE AT FLOOR DECK  
SCALE: 1/2" = 1'-0"



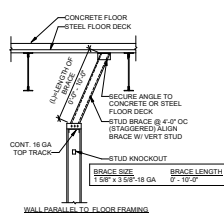
**11 STUD BRACE AT ROOF DECK**  
SCALE: 1/2" = 1'-0"



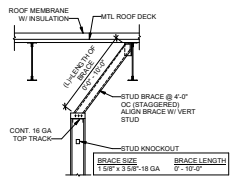
**13** **STUD BRACE AT ROOF DECK**  
SCALE: 1/2" = 1'-0"



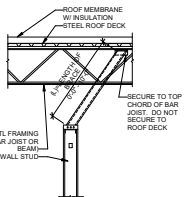
**14** **STUD BRACE AT FLOOR DECK**  
SCALE: 1/2" = 1'-0"



15 STUD BRACE AT FLOOR DECK  
SCALE: 1/2" = 1'-0"



**16** **STUD BRACE AT ROOF DECK**  
SCALE: 1/2" = 1'-0"



**17** STUD BRACE AT ROOF DECK  
SCALE: 1/2" = 1'-0"

DOOR AND FRAME SCHEDULE																		
DOOR										FRAME					FAL TYP E	FIRE RATING MINUTES	NOTES	
MARK	DESCRIPTION	WIDTH	SIZE			HEIGHT	THICK	MAT'L	TYPE	MAT'L	TYPE	DEPTH	DETAIL					
			PANEL 1	PANEL 2									HEAD	JAMB				SILL
100	SINGLE	3'-0"	3'-0"		6'-10"	1 3/4"	AL	FGAL	AL	AL-1	4 1/2"	-	-	-	-	-		
102	SINGLE	3'-0"	3'-0"		7'-0"	1 3/4"	WD	FWD	STL	STL-1	5 3/4"	-	-	-	-	-		
103	SINGLE	3'-0"	3'-0"		7'-0"	1 3/4"	WD	FWD	STL	STL-1	7"	-	-	-	-	-		
105	SINGLE	3'-0"	3'-0"		7'-0"	1 3/4"	WD	FWD	STL	STL-1	4'-3"	-	-	-	-	-		
106	SINGLE	3'-0"	3'-0"		7'-0"	1 3/4"	WD	FWD	STL	STL-1	4 7/8"	-	-	-	-	-		
201	SINGLE	3'-0"	3'-0"		7'-0"	1 3/4"	STL	LSSTL	STL	STL-1	5 3/4"	-	-	-	-	-		

# Mr. Exotics

Steakhouse & Home of the Exotic Drink  
105 E Hopkins San Marcos TX 78666

## Chiefs Top Choices

. Wagyu rib-eye 8oz \$68 . Churrasco Picanha \$42

. Top Steak Kebabs \$30

## Appetizers

Steak bread \$12

Flame dose \$12

Lobster tail bites  
\$15

Charcuterie  
board \$16

## Entrees

Bone-In Ribeye  
18oz \$29.99

Filet mignon  
6oz \$20 8oz \$29

Center cut sirloin  
8oz \$16 11oz \$19

New York strip  
16oz \$26

Ribeye  
12oz \$23 15oz \$26

T-Bone Steak  
22oz \$32

Eye of round  
8oz \$24

## Sides

. Mash potatoes . Asparagus . Bake potatoes . Green Beans.  
. Broccoli . Salad .