

# SITE PLAN

1219 BAY OAKS RD.  
HOUSTON, TX 77008

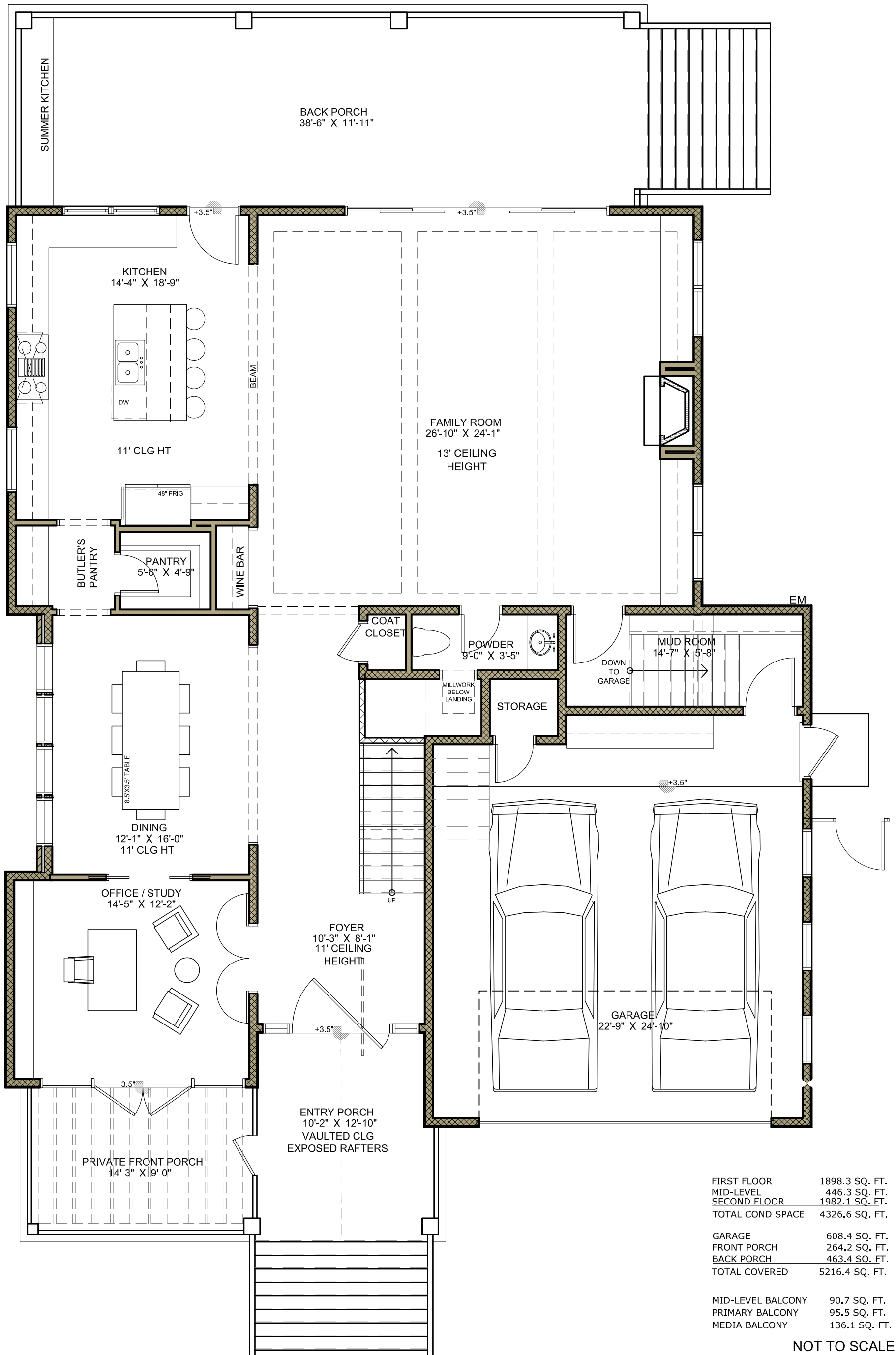
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## DESIGN3

STUDIO, INC  
ARCHITECTS  
713.225.7454 / whatsapp@design3inc.com

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FIRST FLOOR	1898.3 SQ. FT.
MID-LEVEL	446.3 SQ. FT.
SECOND FLOOR	1982.1 SQ. FT.
<b>TOTAL COND SPACE</b>	<b>4326.6 SQ. FT.</b>
GARAGE	608.4 SQ. FT.
FRONT PORCH	264.2 SQ. FT.
BACK PORCH	463.4 SQ. FT.
<b>TOTAL COVERED</b>	<b>5216.4 SQ. FT.</b>
MID-LEVEL BALCONY	90.7 SQ. FT.
PRIMARY BALCONY	95.5 SQ. FT.
MEDIA BALCONY	136.1 SQ. FT.

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# 1ST FLOOR PLAN

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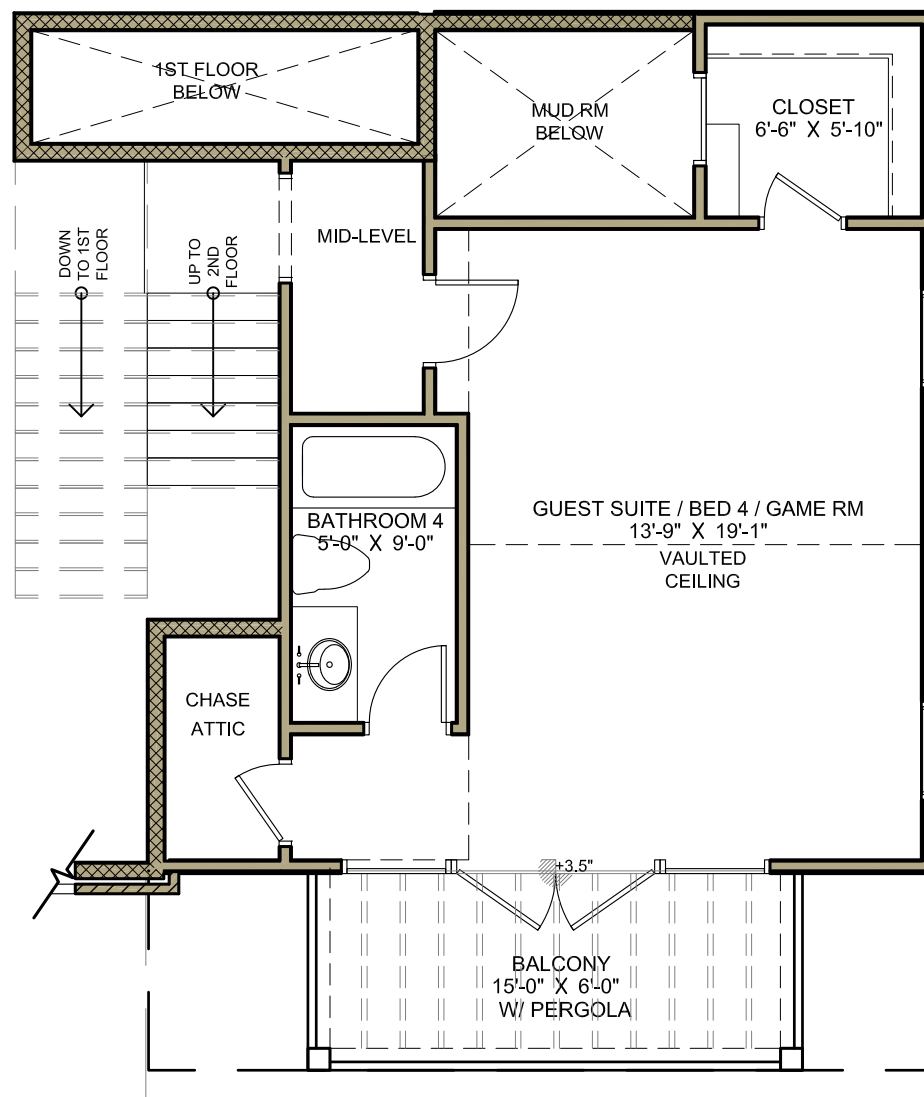
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FIRST FLOOR	1898.3 SQ. FT.
MID-LEVEL	446.3 SQ. FT.
SECOND FLOOR	1982.1 SQ. FT.
<b>TOTAL COND SPACE</b>	<b>4326.6 SQ. FT.</b>

GARAGE	608.4 SQ. FT.
FRONT PORCH	264.2 SQ. FT.
BACK PORCH	463.4 SQ. FT.
<b>TOTAL COVERED</b>	<b>5216.4 SQ. FT.</b>

MID-LEVEL BALCONY	90.7 SQ. FT.
PRIMARY BALCONY	95.5 SQ. FT.
MEDIA BALCONY	136.1 SQ. FT.

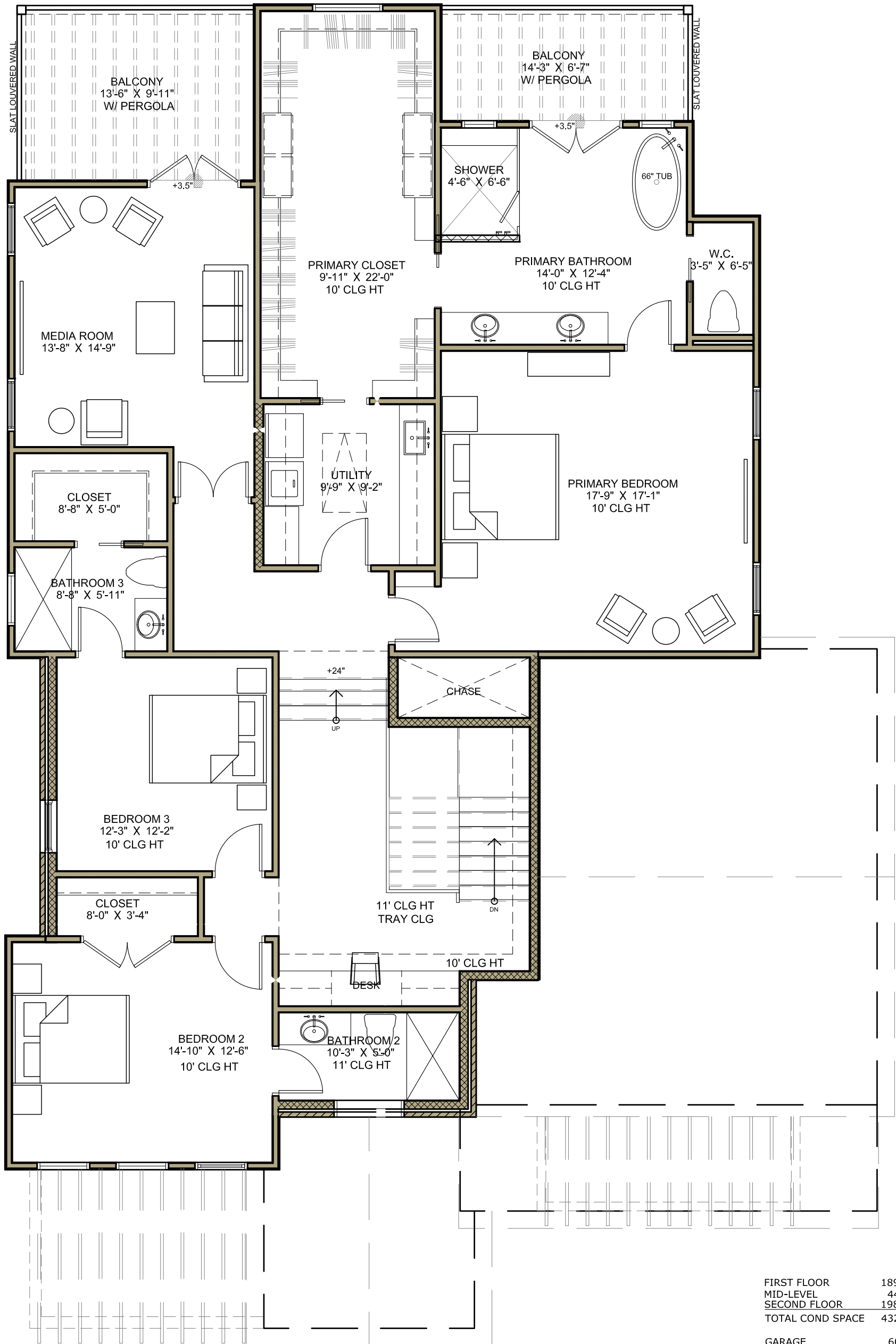
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## MID-LEVEL FLOOR PLAN

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FIRST FLOOR	1898.3 SQ. FT.
MID-LEVEL	446.3 SQ. FT.
SECOND FLOOR	1982.1 SQ. FT.
TOTAL COND SPACE	4326.6 SQ. FT.
GARAGE	608.4 SQ. FT.
FRONT PORCH	264.2 SQ. FT.
BACK PORCH	463.4 SQ. FT.
TOTAL COVERED	5216.4 SQ. FT.

MID-LEVEL BALCONY	90.7 SQ. FT.
PRIMARY BALCONY	95.5 SQ. FT.
MEDIA BALCONY	136.1 SQ. FT.
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# 2ND FLOOR PLAN

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# FRONT ELEVATION

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# RIGHT ELEVATION

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- + 10'-0"
- + 9'-0" HEADER
- + 8'-0" HEADER
  
- + 24" A.F.F.
- EGRESS WINDOW OPENING
- 2nd FLR
- + 13'-0" CLG. FAMILY RM
- + 12'-0" TRANSOM HEADER
- + 11'-0" CLG. KITCHEN
- + 10'-0" B.B. LOUVER
- + 9'-0" HEADER
  
- +24 AFF WINDOW SILLS
- 1st FLR 59.2
- PORCH 58.9
- DFE 57.2

A/C PLATFORM  
2FT ABOVE DFE 59.2'

6:12

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# BACK ELEVATION

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+ 10'-0"  
 + 8'-0" HEADER  
 + 24" A.F.F. EGRESS WINDOW OPENING 2nd FLR  
 + 11'-0" CLG. KITCHEN  
 + 10'-0" B.B. LOUVER  
 + 9'-0" HEADER  
 +24 AFF WINDOW SILLS  
 1st FLR 59.2  
 PORCH 58.9  
 DFE 57.2



+ 11'-0"  
 + 10'-0"  
 + 8'-0" HEADER  
 + 24" A.F.F. EGRESS WINDOW OPENING 2nd FLR  
 + 11'-0" CLG.  
 + 9'-0" HEADER  
 +24 AFF WINDOW SILLS  
 1st FLR 59.2  
 PORCH 58.9  
 DFE 57.2

# LEFT ELEVATION

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