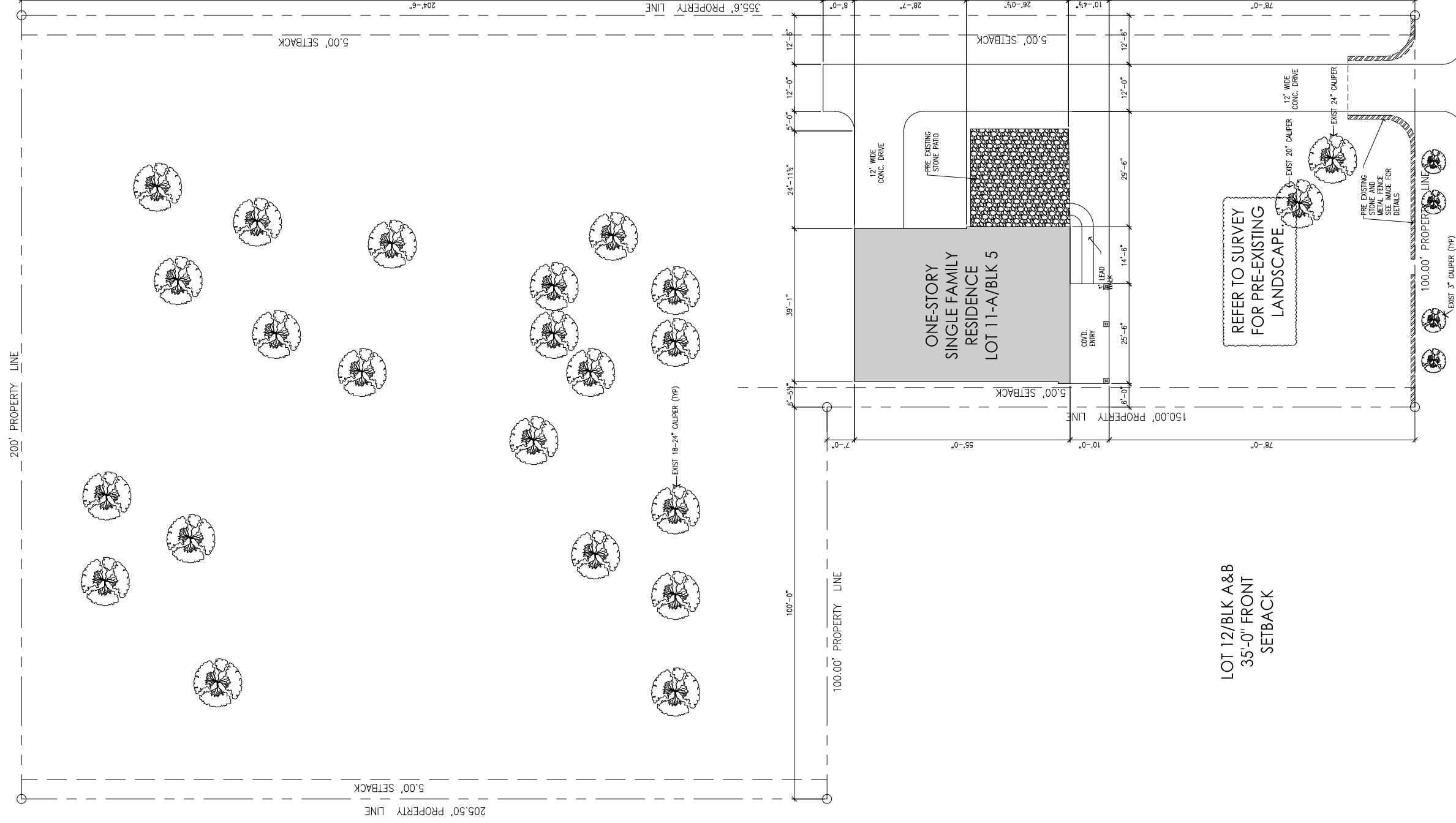


**APPROVED**

Be prepared to make adjustments to the NEZ approval, or request a variance at the time of the building permit.



FLATWORK AREA TABULATIONS		
LEAD WALK	APPROX.	65 S.F.
CITY WALK	APPROX.	N/A S.F.
DRIVEWAY	APPROX.	2200 S.F.
DRIVE APPROACH	APPROX.	155 S.F.
A/C PAD	APPROX.	16 S.F.



LOT 10/BLK 5  
30'-0" FRONT  
SETBACK

LOT 12/BLK A&B  
35'-0" FRONT  
SETBACK

4 2 2 9 A V E J  
L O T 1 1 - A , B L O C K 5 C O L L E G E H E I G H T S A D D I T I O N  
F O R T W O R T H , T X 7 6 1 0 5

1 SITE PLAN  
SP1 SCALE: 1"=30'

PLAN NAME:  
**CUSTOM**  
GARAGE: FRONT ENTRY-RIGHT

ADDRESS: 4229 AVE J  
FORT WORTH, TX 76105  
LOT 11-A, BLOCK 5 COLLEGE HEIGHTS ADDITION

REVISIONS:  
.....

.....

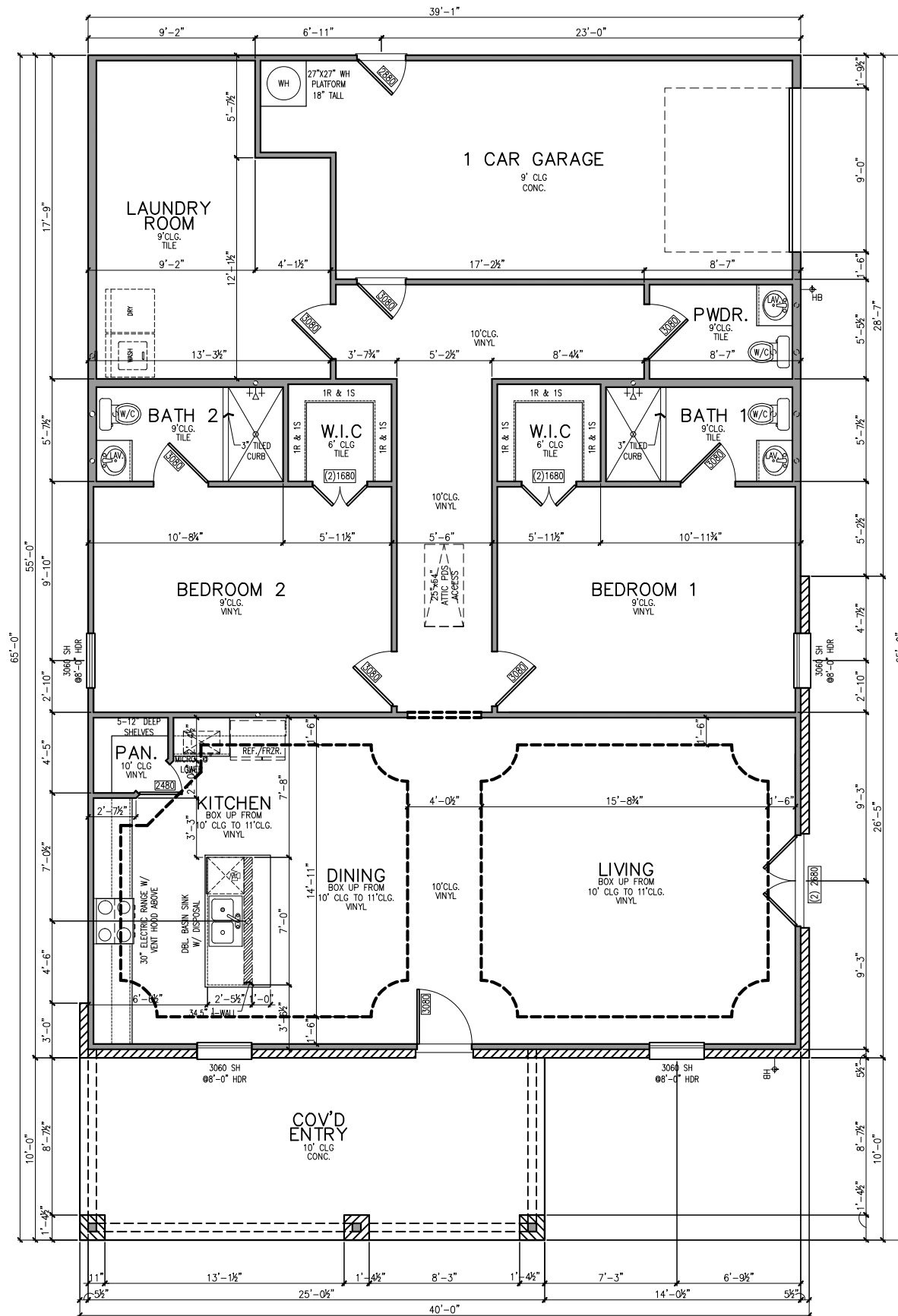
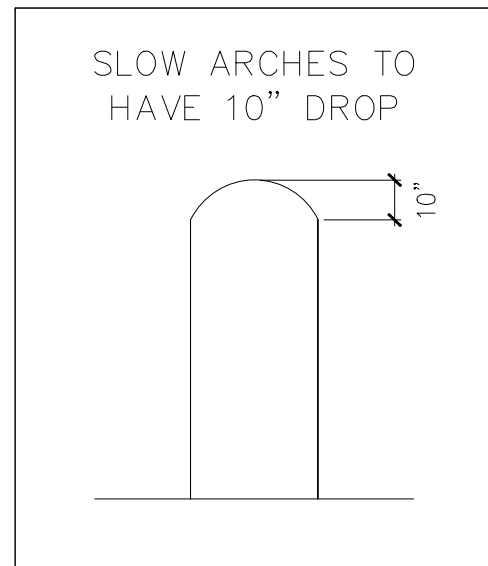
.....

SHEET NO.  
**SP1**

# FINAL BUILD

06/26/2022

AREA CALCULATIONS_4229 AVE J					
	INTERIOR FRAME		EXTERIOR FRAME		W/MASONRY
	SQ. FT.		SQ. FT.	SQ. FT.	SQ. FT.
First Floor	1,742	SQ. FT.	1,796	SQ. FT.	1,828
Second Floor	0	SQ. FT.	0	SQ. FT.	0
Total Living Area	1,742	SQ. FT.	1,796	SQ. FT.	1,828
1-Car Garage	321	SQ. FT.	335	SQ. FT.	335
	0	SQ. FT.	0	SQ. FT.	0
	0	SQ. FT.	0	SQ. FT.	0
Total Garage Area	321	SQ. FT.	335	SQ. FT.	335
Covered Porch	223	SQ. FT.	223	SQ. FT.	255
Covered Patio	0	SQ. FT.	0	SQ. FT.	0
Covered Balcony	0	SQ. FT.	0	SQ. FT.	0
Total Covered Porch/Patio Area	223	SQ. FT.	223	SQ. FT.	255
Total Slab Area				2,418	SQ. FT.
Total Under Roof				2,418	SQ. FT.
Total Interior Frame	2,286	SQ. FT.			
Total Exterior Frame			2,354	SQ. FT.	
Overall Width = 40'-0"			Overall Depth = 65'-0"		



1 FIRST FLOOR PLAN  
A1 SCALE: 1/8" = 1'-0"

NEZ Strategic Plan Area  
Design Guidelines  
**APPROVED**

Be prepared to make adjustments to the NEZ approval, or request a variance at the time of the building permit.

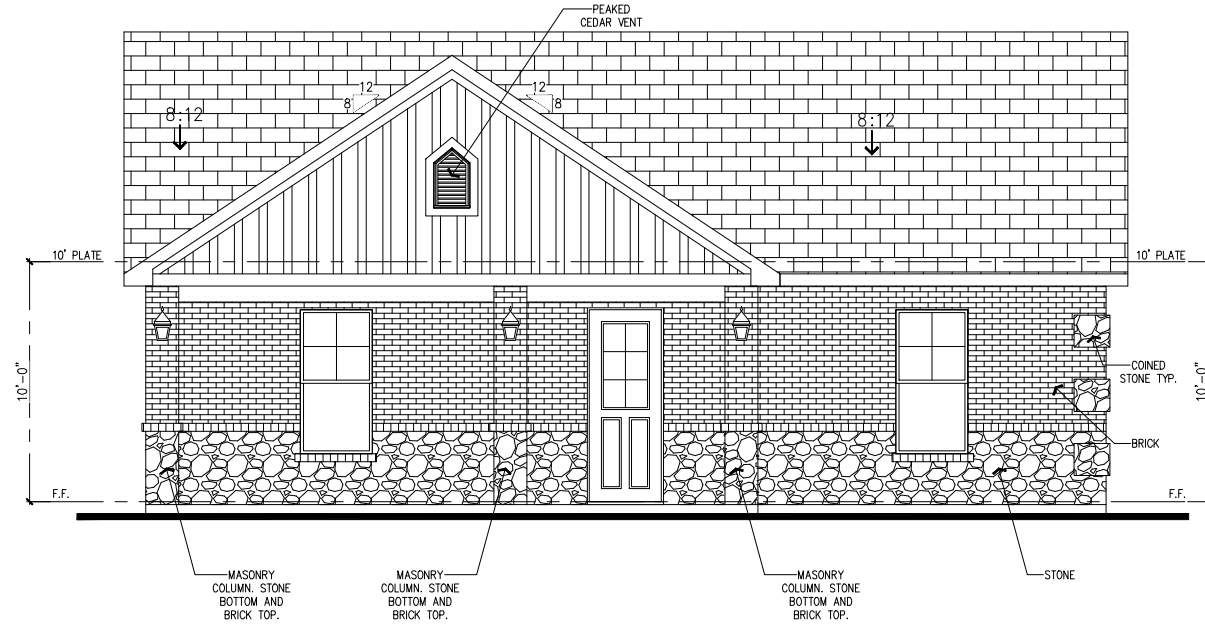
CALDERON STUDIO  
CALDERON STUDIO ARCHITECTURE  
ADDRESS: 4229 AVE J  
FORT WORTH, TX 76105  
LOT 11-A, BLOCK 5 COLLEGE HEIGHTS ADDITION  
PLAN NAME: CUSTOM  
GARAGE: FRONT ENTRY-RIGHT  
ISSUED FOR REVIEW 06/25/2022  
SHEET NO. A1

# FINAL BUILD

06/26/2022

NEZ Strategic Plan Area  
Design Guidelines

**APPROVED**



1 FRONT ELEVATION  
A4 SCALE: 1/8" = 1'-0"

Be prepared to make adjustments to the NEZ approval, or request a variance at the time of the building permit.



2 RIGHT ELEVATION  
A4 SCALE: 1/8" = 1'-0"

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prepare these plans and related  
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any form or manner.

CALDERON STUDIO

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O: (817) 230-7876

ADDRESS: 4229 AVE J  
FORT WORTH, TX 76105  
LOT 11-A , BLOCK 5 COLLEGE HEIGHTS ADDITION

PLAN NAME:  
**CUSTOM**  
GARAGE: FRONT ENTRY-RIGHT

REVISIONS:

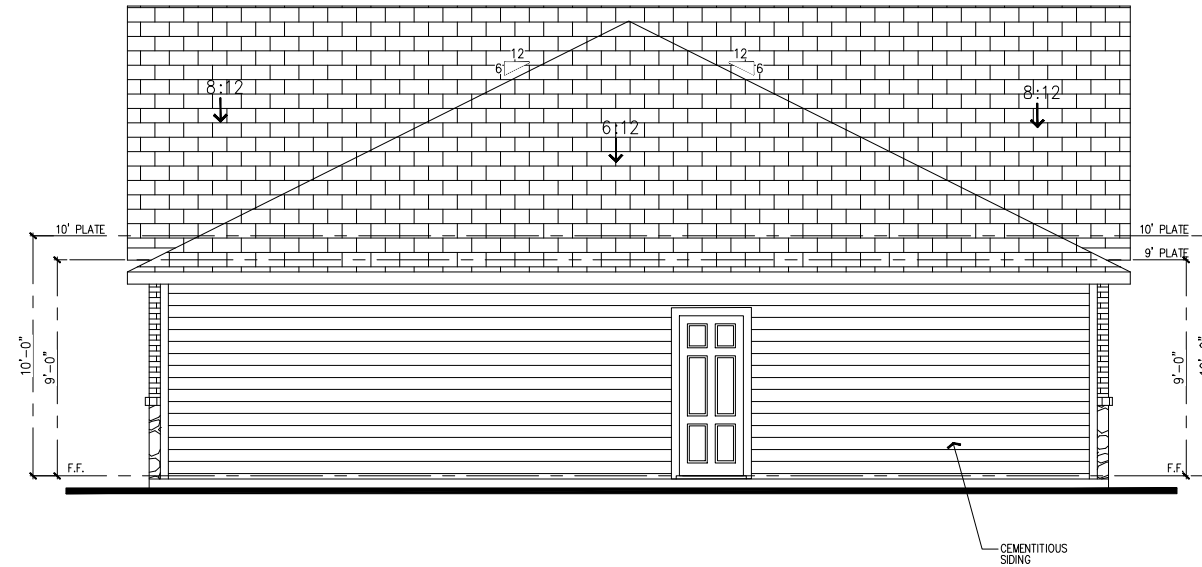
CALDERON STUDIO  
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R.CALDERON

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06/25/2022

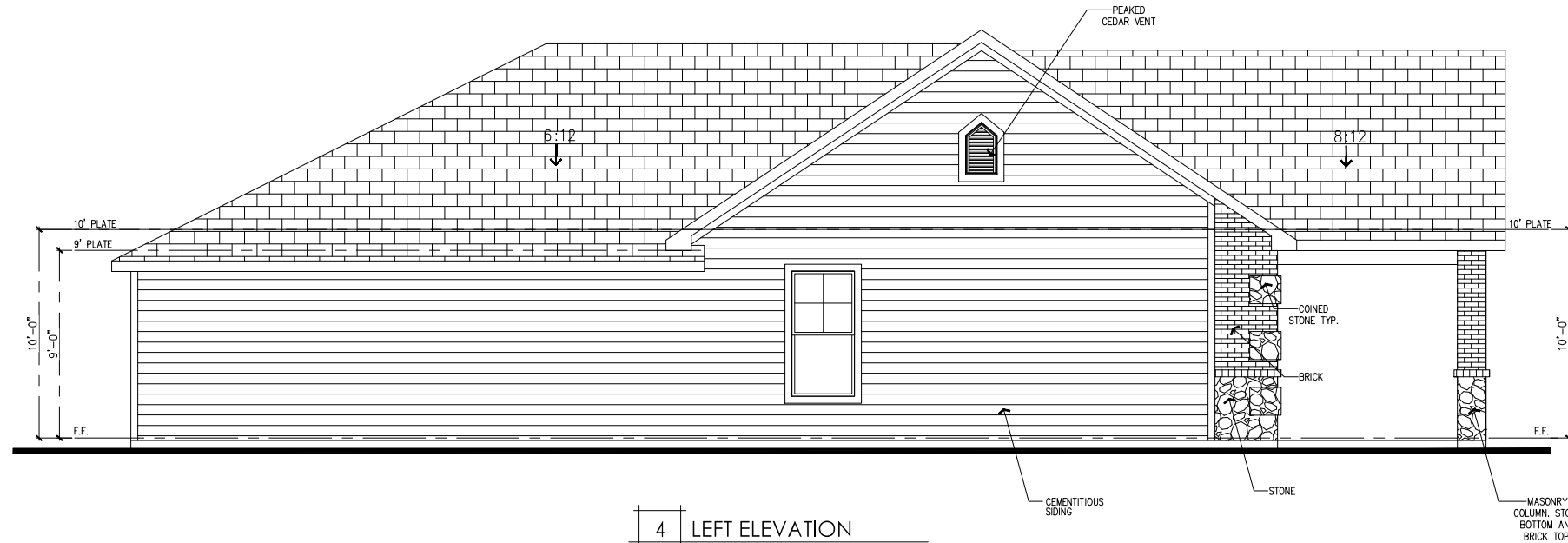
SHEET NO.  
A4

# FINAL BUILD

06/26/2022



3 REAR ELEVATION  
A4.1 SCALE: 1/8" = 1'-0"



4 LEFT ELEVATION  
A4.1 SCALE: 1/8" = 1'-0"

NEZ Strategic Plan Area  
Design Guidelines

**APPROVED**

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PLAN NAME:  
**CUSTOM**  
GARAGE: FRONT ENTRY-RIGHT

REVISIONS:

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DRAWN BY:  
R.CALDERON

ISSUED FOR REVIEW  
06/25/2022

SHEET NO.  
A4.1