

ALL DRAWINGS AND SPECIFICATIONS, AS PART OF THE SERVICES RENDERED BY THE DESIGNER, FOR THIS PROJECT SHALL REMAIN THE PROPERTY OF THE DESIGNER. ANY DUPLICATION OF THE DRAWINGS AND/OR SPECIFICATIONS, IN WHOLE OR IN PART, FOR THE USE OF ANY OTHER PERSON OR FIRM WITHOUT THE WRITTEN CONSENT OF THE DESIGNER IS STRICTLY PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE DESIGNER. IT IS THE CLIENT'S RESPONSIBILITY DURING CONSTRUCTION TO NOTIFY THE DESIGNER IN WRITING OF ANY DISCREPANCIES, OMISSIONS, OR CONFLICTS IN THE DRAWINGS OF WHICH A CONTRACTOR THOROUGHLY KNOWLEDGEABLE WITH BUILDING CODES AND METHODS OF CONSTRUCTION SHOULD BE AWARE. ANY SUCH NOTIFICATION MUST BE IN WRITING AND THE PERCEIVED ERRORS AND OMISSIONS SHALL BE RECEIVED BY THE DESIGNER PRIOR TO THE CLIENT OR CLIENTS RESPONSIBILITY FOR PROCEEDING WITH THE WORK. THE CLIENT IS RESPONSIBLE FOR ANY CHANGES TO THE PROJECT THAT ARE NOT SPECIFICALLY ALLOWED BY THE DESIGNER.

**Senoritas Sports Bar LLC**  
2303 Highway 36, Ste#D  
Sealy, TX 77474

[illegible]

OWNER:  
SENORATAS SPORT BAR LLC  
Phone: 832 904 4440  
Email : Vrkasu2020@yahoo.com

DEMOLITION  
ELEVATION

|            |           |
|------------|-----------|
| PROJECT #: | #2025-037 |
|------------|-----------|

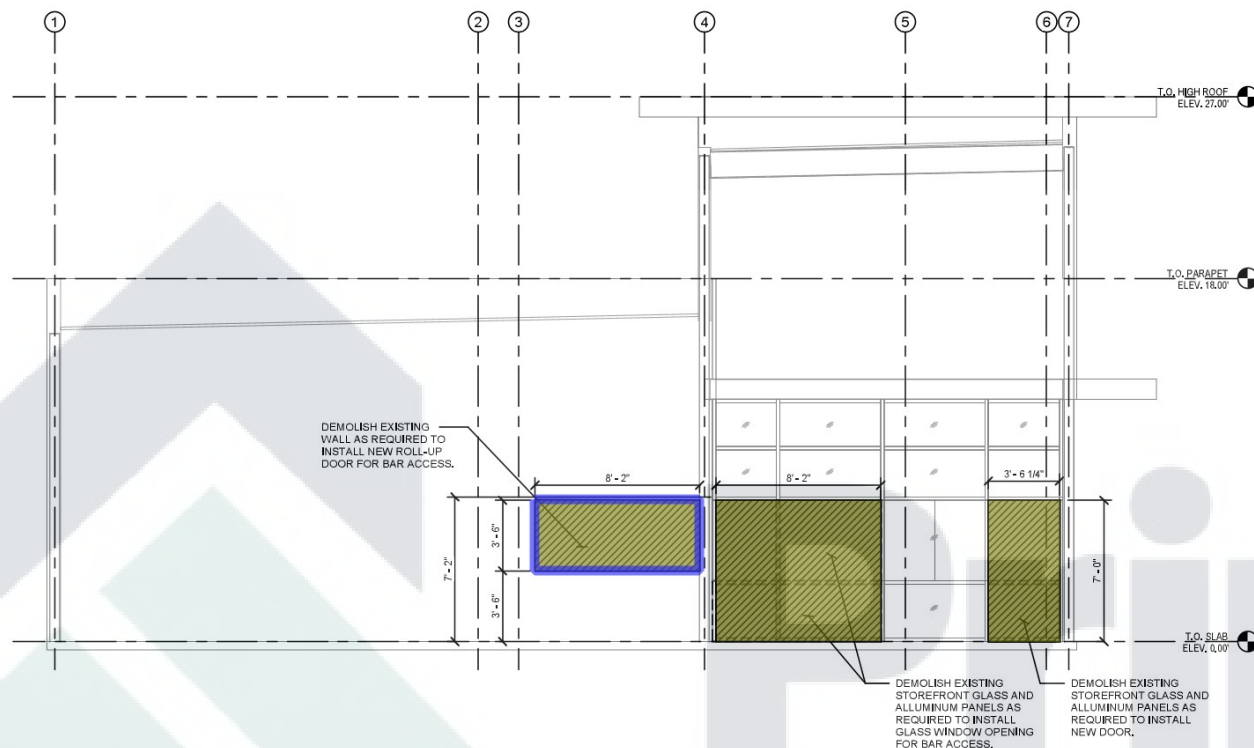
DATE: 06/04/2025

DRAWN BY: SHIVA MN

CHECKED BY: MENGIS ANDE

SHEET #: A102A

SCALE: AS SHOWN



**1 WALL ELEVATION - DEMOLITION**

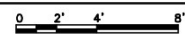
- Remove Storefront Glass & Mullion
- Remove 8" Thk CMU Wall
- Saw Cut 8" Thk CMU Wall

82.4 SQ FT  
28.9 SQ FT  
23.4 FT



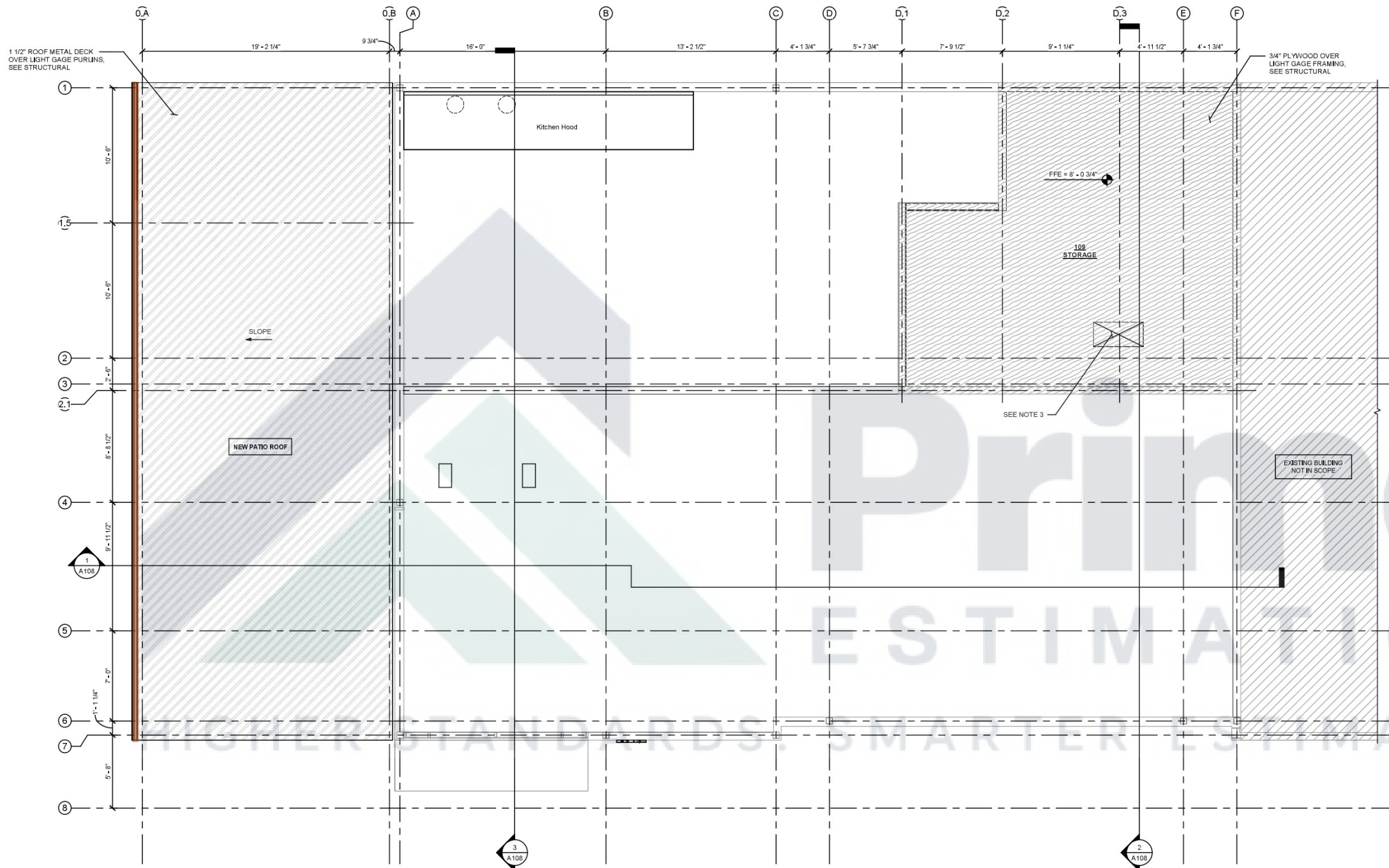


**1** EQU  
A104 1/4" = 1'-0"



SCALE: AS SHOWN

[illegible]



VISTA CONSULTING  
ENGINEERS, LLC  
24044 Cinco Village Center Blvd.,  
Ste.100, Katy, TX 77494  
Office: 832.490.0982  
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Senoritas Sports Bar LLC  
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Sealy, TX 77474

#### REVISIONS:

| No. | Description              | Date       |
|-----|--------------------------|------------|
| 0   | ISSUED FOR CITY APPROVAL | 06-04-2025 |



OWNER:  
SENIORATAS SPORT BAR LLC  
Phone: 832 904 4440  
Email : Vrkasu2020@yahoo.com

#### PATIO ROOF AND STORAGE PLAN

PROJECT #: #2025-037

DATE: 06/04/2025

DRAWN BY: SHIVA MN

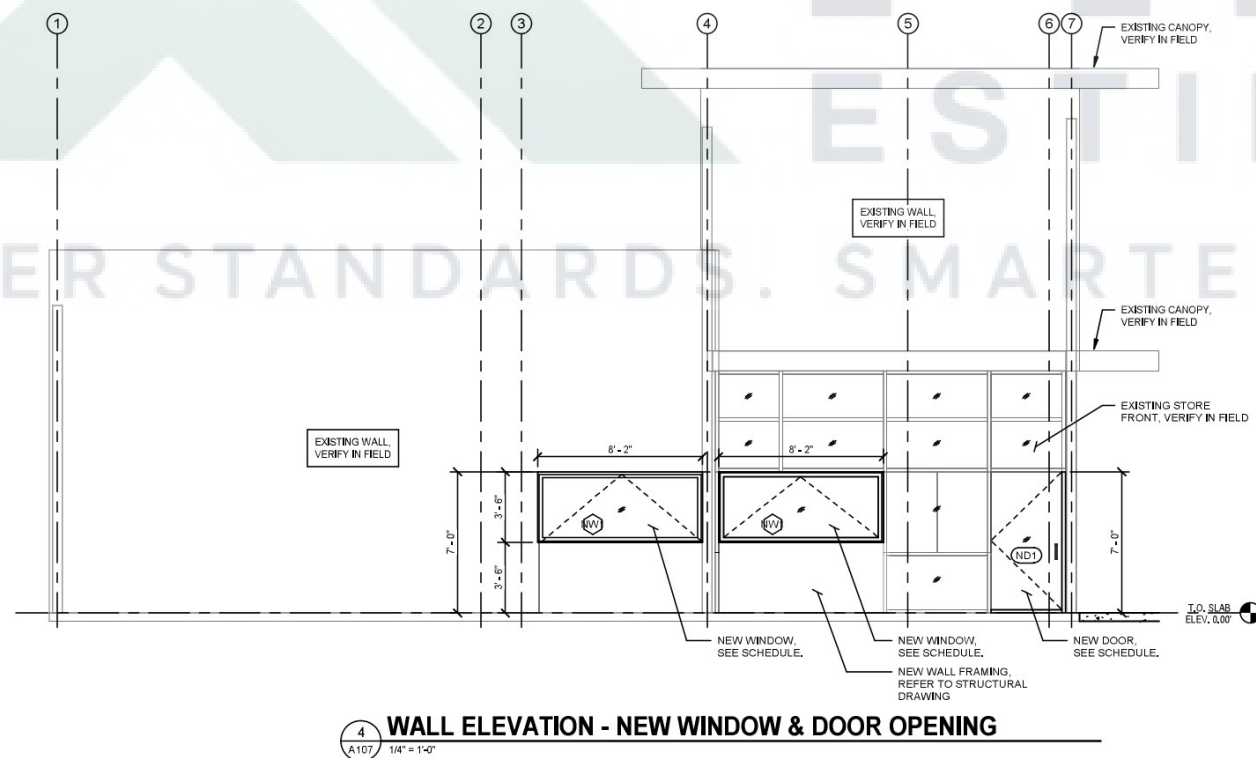
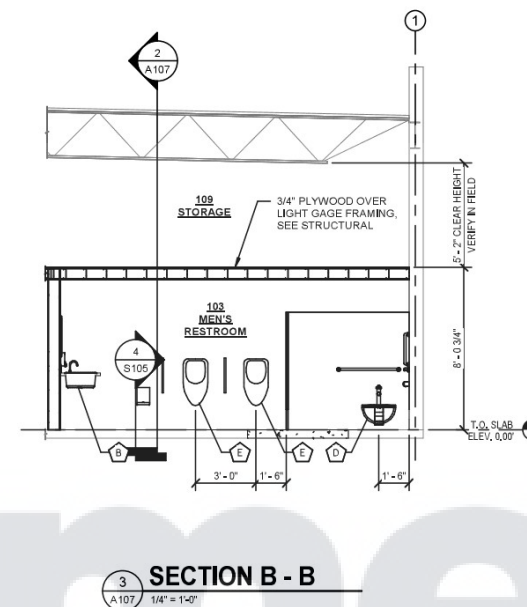
CHECKED BY: MENGIS ANDE

SHEET #: A105

SCALE: AS SHOWN

#### PATIO AND STORAGE NOTES:

- CONTRACTOR TO VERIFY EXISTING CONDITIONS PRIOR TO THE START OF CONSTRUCTION AND INFORM ANY DISCREPANCY TO EOR.
- REFER TO MECHANICAL DRAWINGS FOR DUCT LOCATION AND DUCT INSTALLATION AT STORAGE AREA FRAMING PLAN.
- OPENING IN FLOOR FOR LADDER, COORDINATE WITH VENDOR DRAWING FOR OPENING SIZE AND LOCATION. OPENING SIZE SHALL NOT BE LESS THAN 30"x22" AS PER IRC 2018 CODE, SECTION 306.3.



**ARCHITECTURAL NOTES:**

1. CONTRACTOR TO COORDINATE AND VERIFY ALL DIMENSIONS WITH THE EXISTING BUILDING CONDITION AND IN THE FILED. ANY VARIATIONS OR DISCREPANCIES THAT ARISE IN THIS REVIEW ARE TO BE BROUGHT IMMEDIATELY TO THE ARCHITECT'S ATTENTION.
2. REFER TO DEMOLITION ELEVATION ON SHEET 1 / A102AFO. INSTALL NEW WINDOWS AND DOORS DEMOLISHING EXISTING STORE FRONT OR EXISTING WALL AS REQUIRED.
3. REFER TO DOOR SCHEDULE AND WINDOW SCHEDULE FOR WINDOW SIZE AND DETAIL.
4. PAINTING INTERIOR WALLS AND CEILINGS AS PER CLIENT REQUIREMENT. CONTRACTOR TO COORDINATE WITH CLIENT.



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**Senoritas Sports Bar LLC**  
2303 Highway 36, Ste#D  
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| <u><b>REVISIONS:</b></u> |                          |            |
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| No.                      | Description              | Date       |
| 0                        | ISSUED FOR CITY APPROVAL | 06-04-2025 |
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The seal is circular with "STATE OF TEXAS" at the top and "PROFESSIONAL ENGINEER" at the bottom. In the center is a star above the name "MENGDISTEEB M. ANDE" and license number "147176". A handwritten signature and date "8-29-2025" are written over the right side of the seal.

OWNER:  
 SENORATAS SPORT BAR LLC  
 Phone: 832 904 4440  
 Email : Vrkasu2020@yahoo.com

BLDG ELEVATIONS  
& ENLARGED  
RESTROOM PLAN

|            |           |
|------------|-----------|
| PROJECT #: | #2025-037 |
|------------|-----------|

DATE: 06/04/2025

DRAWN BY: SHIVA MN

CHECKED BY: MENGIS ANDE

SHEET #: A107

SCALE: AS SHOWN

2025 08:04:39

- (48" X 24") Mirror - A
- (18" Long) Grab Bar - C
- (42" Long) Grab Bar
- Tissue Dispenser
- (36" Long) Grab Bar
- ADA Compliant Infant Changing Station
- Soap Dispenser

2.0 EA 

2.0 EA 

2.0 EA 

6.0 EA 

2.0 EA 

1.0 EA 

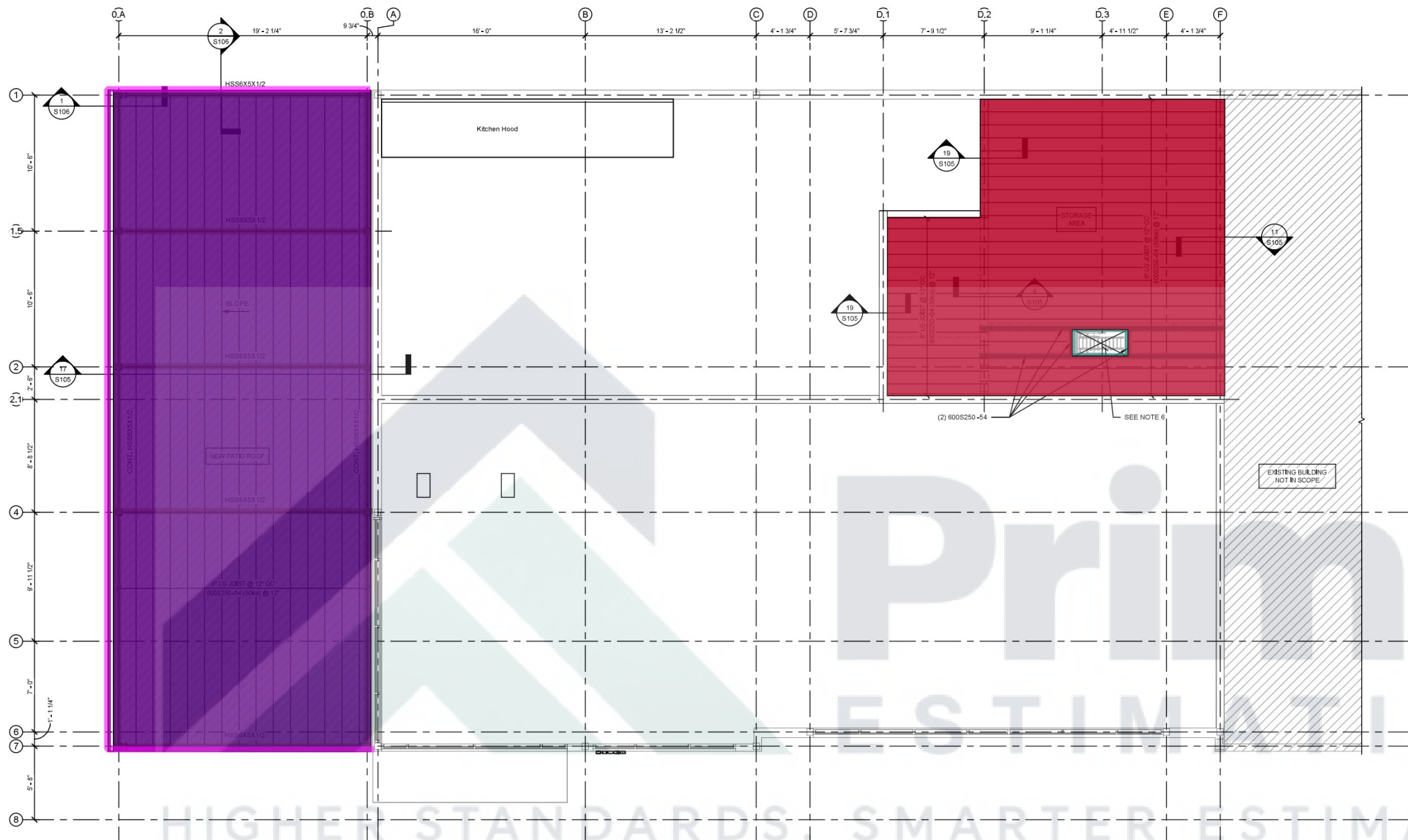
4.0 EA 



2025 08 05 05

- HSS6x5x1/2" Beam
- 600S250-54 Joists @ 12" O.C.
- 1-1/2" X 18GA Metal Roof Deck
- 600S250-54 Joists
- Plywood Floor Sheathing
- 1/4" Thk Bent Plate

198.4 FT  
1539.1 SQ FT  
1016.0 SQ FT  
84.0 FT  
523.1 SQ FT  
92.0 FT



**PATIO ROOF FRAMING NOTES:**

- ROOF DECK ELEV = SEE ARCH  
1 1/2" 18 GA. ROOF DECK SEE 9/S105 FOR ATTACHMENT.
- FLOOR LOADS: SEE GENERAL NOTES AND LOADING PLAN.
- VERIFY ALL DIMENSIONS SHOWN WITH ARCHITECTURAL AND CIVIL DRAWINGS PRIOR TO START OF CONSTRUCTION. SEE ARCHITECTURAL AND CIVIL DRAWINGS FOR DIMENSIONS NOT SHOWN.
- CONTRACTOR TO VERIFY EXISTING FRAMING AND STRUCTURAL CONDITIONS PRIOR TO THE START OF CONSTRUCTION AND INFORM ANY DISCREPANCY TO EOR.



**PATIO ROOF AND STORAGE PLAN**

**STORAGE FLOOR FRAMING NOTES:**

- FIN FLOOR ELEVATION = SEE ARCH.
- FLOOR TO BE 3/4" APA RATED PLYWOOD SHEATHING OVER 600S250-54 (50ksi) LIGHT GAGE JOIST @ 12" MAX IN STAGGERED PATTERN. REFER TO 10/S105 FOR FLOOR PLYWOOD ATTACHMENT DETAIL.
- FLOOR LOADS: SEE GENERAL NOTES.
- COORDINATE AND VERIFY ALL DIMENSIONS WITH ARCHITECTURAL DRAWINGS PRIOR TO BEGINNING CONSTRUCTION.
- CONTRACTOR TO VERIFY EXISTING FRAMING AND STRUCTURAL CONDITIONS PRIOR TO THE START OF CONSTRUCTION AND INFORM ANY DISCREPANCY TO EOR.
- OPENING IN FLOOR FOR LADDER, COORDINATE WITH VENDOR DRAWING FOR OPENING SIZE AND LOCATION. OPENING SIZE SHALL NOT BE LESS THAN 30"x22" AS PER IBC 2018 CODE, SECTION 306.3.

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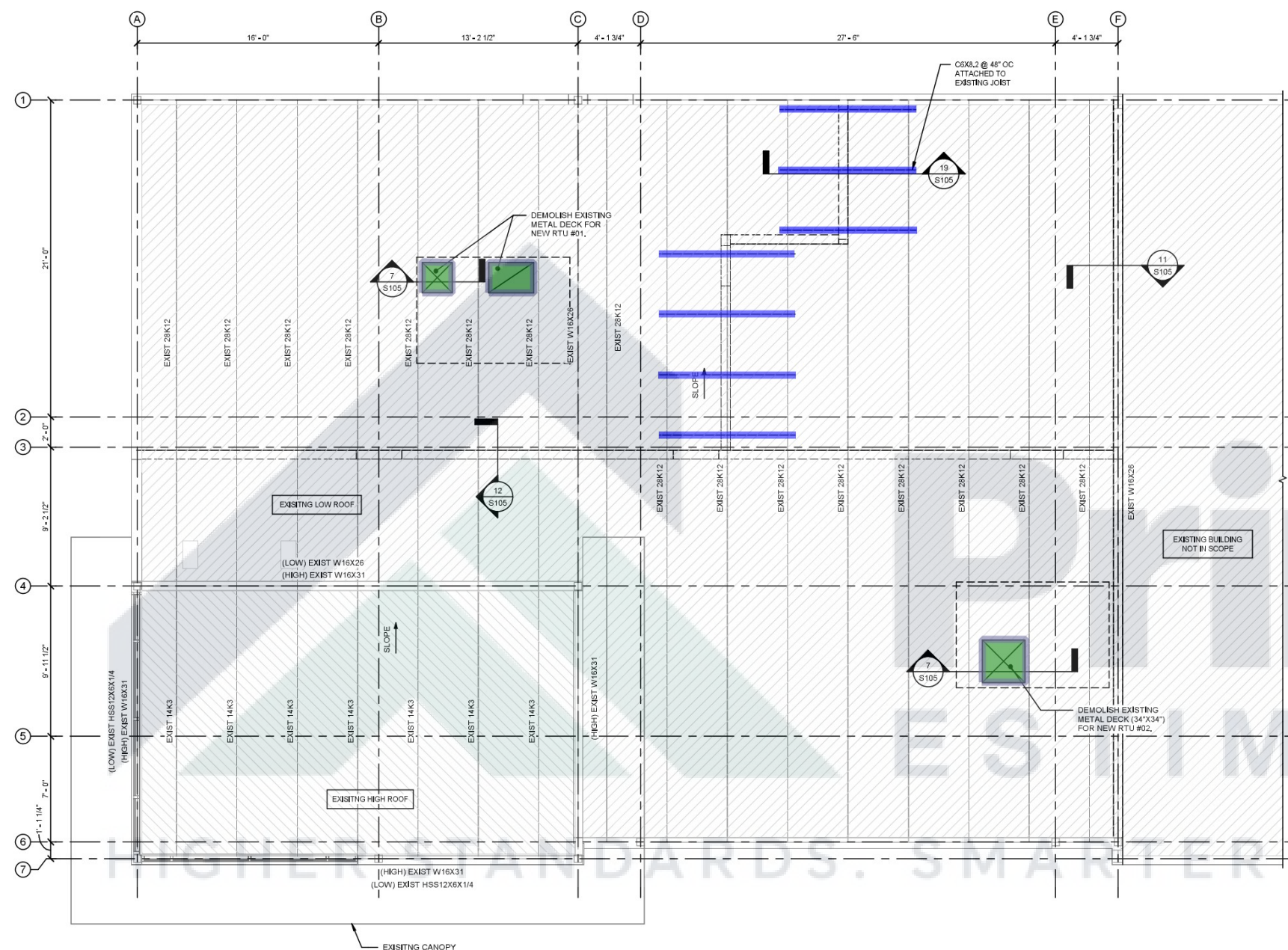


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Email : Vrkasu2020@yahoo.com

**PATIO ROOF & STORAGE FRAMING PLAN**

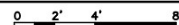
PROJECT #: #2025-037  
DATE: 06/04/2025  
DRAWN BY: SHIVA MN  
CHECKED BY: MENGIS ANDE  
SHEET #: S102  
SCALE: AS SHOWN

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## EXISTING ROOF FRAMING PLAN

1  
S103 1/4" = 1'-0"



REINFORCING OF EXISTING STRUCTURAL ELEMENTS FOR ADDITIONAL RTU LOADS IS NOT IN STRUCTURAL SCOPE, GC TO COORDINATE WITH OWNER FOR THE ADDITIONAL INFORMATION FOR THE SAME.

**ROOF FRAMING NOTES:**

1. COORDINATE AND VERIFY ALL DIMENSIONS WITH ARCHITECTURAL AND MECHANICAL DRAWINGS PRIOR TO BEGINNING DEMOLITION CONSTRUCTION. GO TO VERIFY EXISTING CONDITIONS AS APPLICABLE.
2. CONTRACTOR TO VERIFY EXISTING FRAMING AND STRUCTURAL CONDITIONS PRIOR TO THE START OF CONSTRUCTION AND INFORM ANY DISCREPANCY TO EOR.
3. FOR ALL ROOF PENETRATIONS, COORDINATE WITH ARCHITECTURAL, ELECTRICAL, MECHANICAL AND PLUMBING DRAWINGS
4. REFER TO MECHANICAL DRAWINGS AND EQUIPMENT MANUFACTURER REQUIREMENTS FOR RTU WEIGHT, LOCATION AND INSTALLATION OF RTU OVER THE EXISTING ROOF.
5. FOR ACTUAL SIZE OF ROOF OPENING COORDINATE WITH MECHANICAL DRAWING AND REFER TO EQUIPMENT MANUFACTURER/ SUPPLIER REQUIREMENTS.
6. REFER TO MECHANICAL DRAWINGS AND EQUIPMENT MANUFACTURER DUCT SIZE AND SOFT OPENING REQUIREMENT.
7. REINFORCING EXISTING STRUCTURE IN ACCORDANCE WITH STANDARD ENGINEERING REQUIREMENTS AND CURRENT BUILDING CODE AND CITY LOCAL CODE.
8. PATCH ROOF MATCHING EXISTING ROOF, COORDINATED WITH ROOF CONTRACTOR AND OWNER
9. EXISTING ROOF FRAMING TO REMAIN UNCHANGED AND REINFORCE AT ROOF PATCH OPENING IN ACCORDANCE TO CODE REQUIREMENTS.



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EXISTING ROOF  
FRAMING PLAN

|            |           |
|------------|-----------|
| PROJECT #: | #2025-037 |
|------------|-----------|

DATE: 06/04/2025

DRAWN BY: SHIVA MN

CHECKED BY: MENGIS ANDE

SHEET #: S103

SCALE: AS SHOWN

03-06-2025 08:05:06

[illegible]

- Remove Metal Deck
- L4x3x1/4" Angle
- C6x8.2 Beam

18.0 SQ FT   
29.4 FT   
63.5 FT 