

The Texan

HWY 93 + HWY 71
Austin, TX 78617

PRELIMINARY DATA

Zoning:
LI - Limited Industrial Services

Site Area:
6.0 Acres
264,953 SF

Building Area:
20,074 SF

Parking Requirements:
1 space per 250 gross sf
83 spaces

Provided Parking:
163 Auto Spaces
6 Handicap Spaces

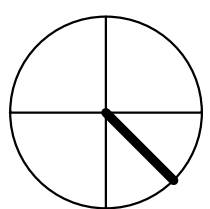
Landscape Requirements:
8' landscape buffer public row

Fuel Tanks:
30K - Unleaded 24K
Super 6K
30K - Diesel 24K
Ethanol Free 6K
20K - BIO 12K
DEF 8K

Fuel Pump Type:
12- 3+1
4- 3+1+1
5- Master/Satellite
Diesel/DEF Lanes

Sign Ordinance:
Sign height may not exceed 35'
above frontage street pavement
grade

Sign area may not exceed 300 sq ft



TRUE
NORTH

1/32" = 1'-0"
09/24/2026

MOMENTUM WAY
NON TXDOT RD

OLD FM 973

