



**DRIPPING SPRINGS**  
Texas

# Stephenson Way Downtown Restrooms

City Council Update  
June 18, 2024

*Existing  
Conditions*



Google Earth, 2022

Currently an empty area situated between contributing and non-contributing structures downtown.

Site Concept

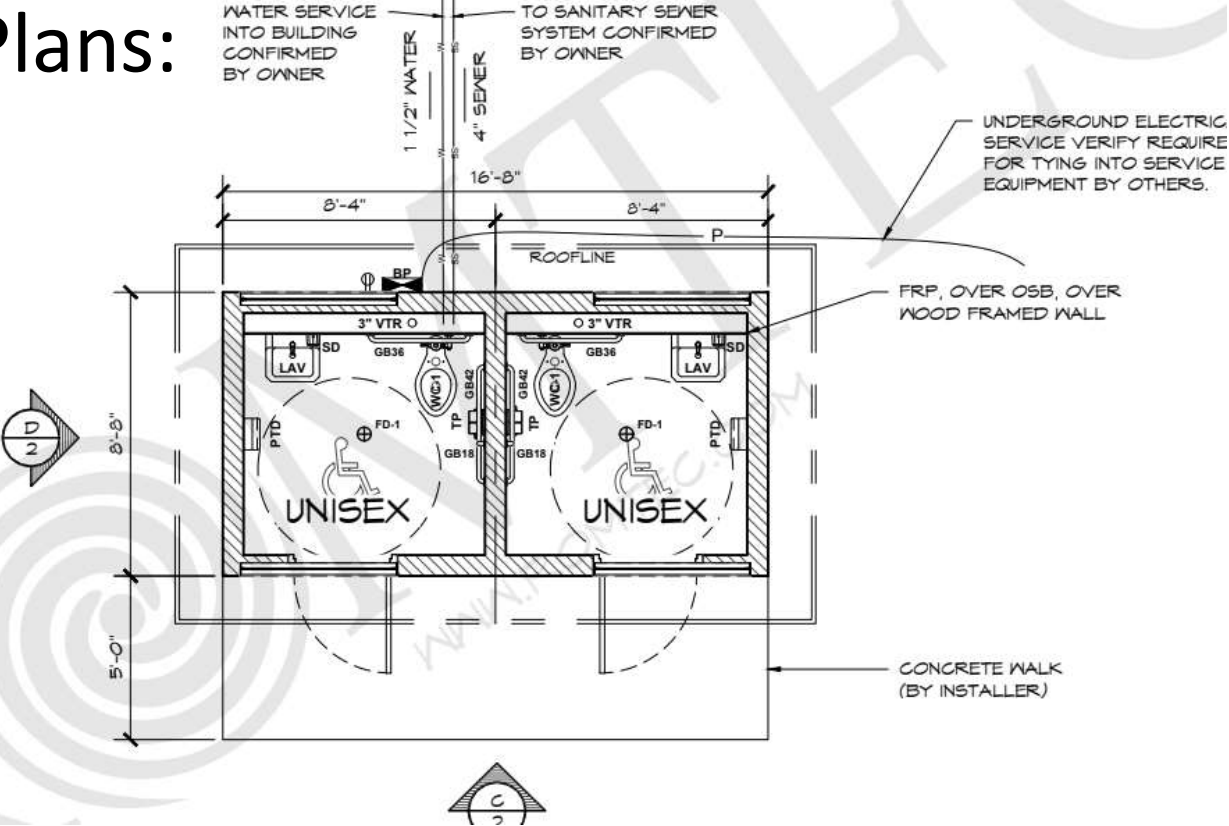


# “Stephenson Way” Civic / Pedestrian Improvements:

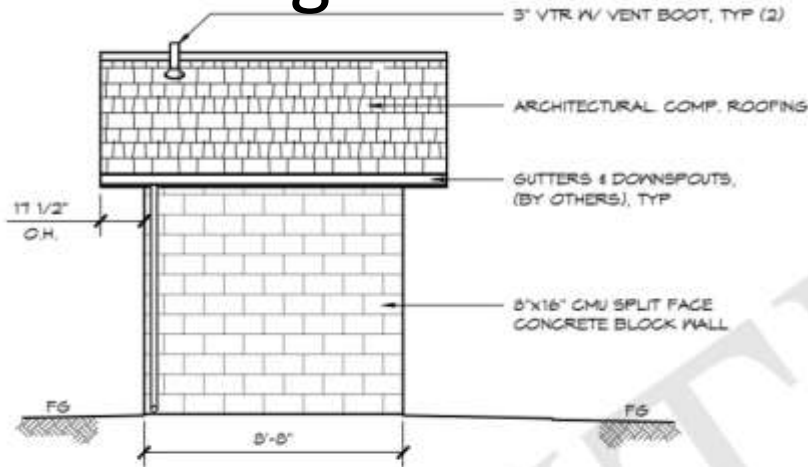
- Pedestrian Amenities
- Lighting
- Landscaping
- Pervious Pavers
- Downtown Restrooms



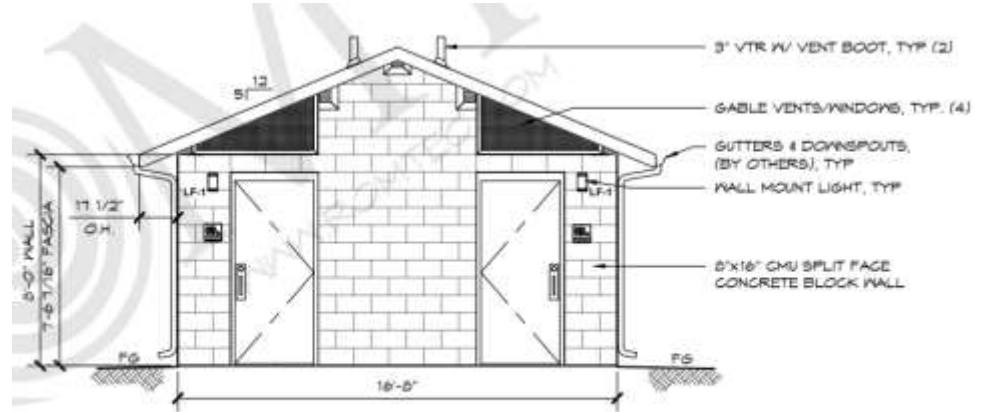
# Generic Modular Restroom Plans:



# Generic Modular Restroom Buildings:



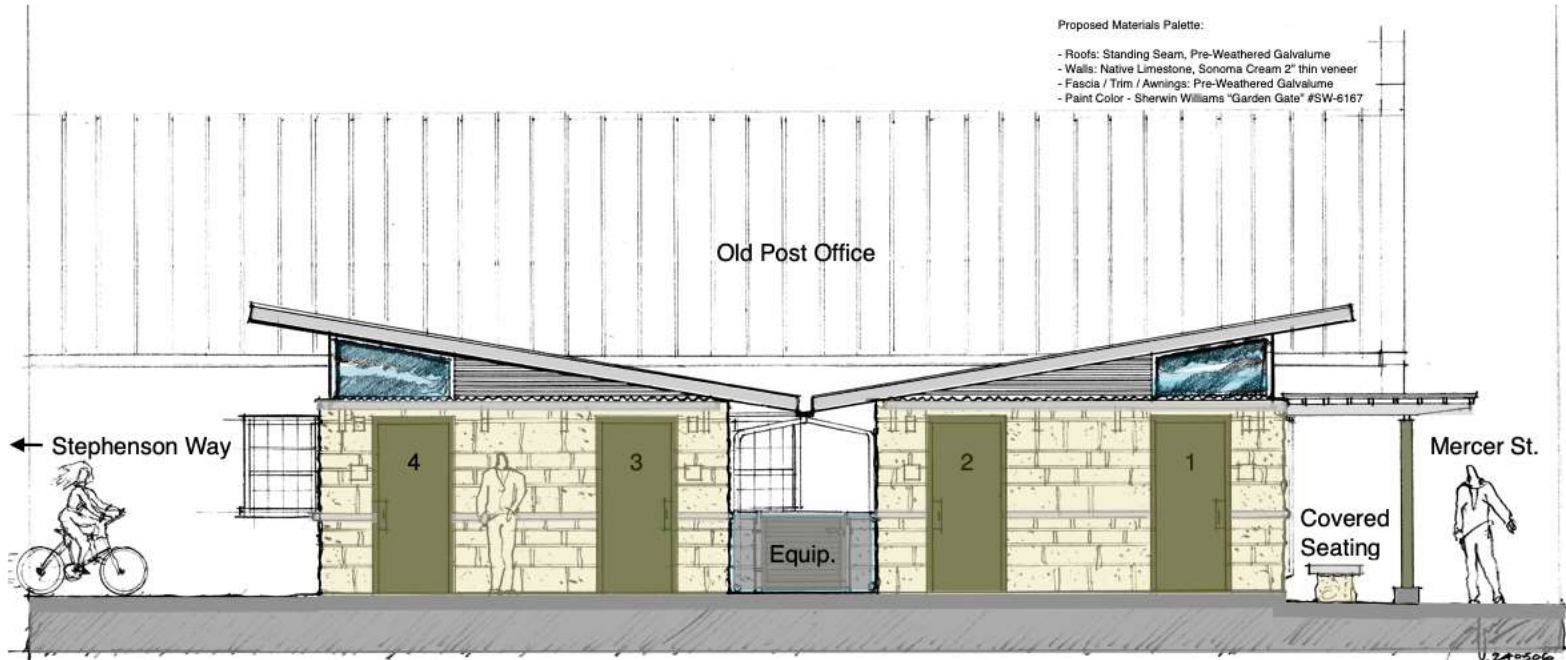
**C** ELEVATION VIEW  
SCALE: 1/4" = 1'-0"



**D** ELEVATION VIEW  
SCALE: 1/4" = 1'-0"



*Applicant Request*



**City of Dripping Springs**

**"Downtown Restrooms"**

**240516 - KS**

Hill Country Contemporary - Butterfly Inspiration  
Concept Sketch

- Construct public restrooms facilities within the area



# Materials

Cordova Cream Limestone  
by Salado Stone,  
or equal....

## MATERIALS

Existing Limestone



Matching Cordova cream limestone in ashlar pattern



Galvanized Corrugated Metal



East Elevation





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STEPHENSON TRACT BASE MAP

© 2020 Prepared by WCCare Architects Studio for the City of Dripping Springs

**Stephenson Civic District  
Illustrative Plan**



# Stephenson Civic District Vision Plan:

- Stephenson Building
- Downtown Parking
- Old Fitzhugh Road
- Downtown Restrooms

## Next Steps

- Complete Cost Estimation
  - Romtec Design & Supply Only: \$255,000 to \$265,000
  - Romtec Design, Supply, & Installation: \$325,000 to \$410,000
  - Site Work: costs to be determined
- City Council Authorization to Move Forward with Procurement
- Concurrent Activities
  - Replat 4 City owned parcels into 1
  - Complete Site Plan (internal with City Engineer)
  - Construction Contract with Romtec
  - Submit Building Permit Application (internal with Building Department)
- Site Work
- Construct Restrooms



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