

Z-2025-10700069  
PA-2025-11600023



TOTAL PROPERTY AREA:  
3.101 ACRES (135,080 SQUARE FEET)

PROPOSED USE:  
MULTI-USE WITH USES PERMITTED IN C-2 AND UP TO 575 RESIDENTIAL DWELLING UNITS

CURRENT ZONING:  
C-3R UC-4 AHOD, RM-4 UC-4 AHOD, RM-4 AHOD, C-3 UC-4 AHOD, C-3 AHOD, C-3NA UC-4 AHOD and C-3NA AHOD

PROPOSED ZONING:  
IDZ-3 UC-4 AHOD with Uses Permitted in C-2 and up to 575 Dwelling Units; and

IDZ-3 AHOD with Uses Permitted in C-2 and up to 575 Dwelling Units.

NOTES:

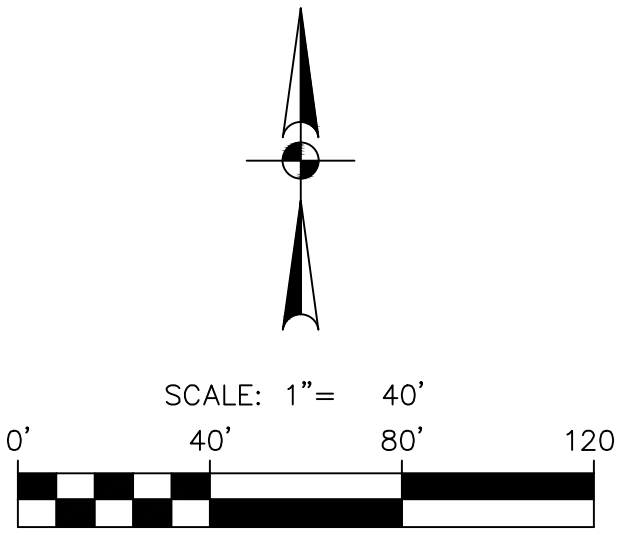
- INGRESS/EGRESS - PROPOSED SITE ACCESS FROM E. PARK ST., E. EUCLID AVE., AND ST. MARY'S ST.
- REQUIRED SETBACKS - 5' ON SITE AND REAR PERIMETER, 0' ON FRONT OF ST. MARY'S ST. AND E. PARK ST.

I, Lawrence Stovall (individually and on behalf of Janal Wholesale Co), Robert Stovall, Gary Poole, Jeffrey Poole, THE PROPERTY OWNERS, ACKNOWLEDGE THAT THIS SITE PLAN SUBMITTED FOR THE PURPOSE OF REZONING THIS PROPERTY IS IN ACCORDANCE WITH ALL APPLICABLE PROVISIONS OF THE UNIFIED DEVELOPMENT CODE. ADDITIONALLY, I UNDERSTAND THAT CITY COUNCIL APPROVAL OF A SITE PLAN IN CONJUNCTION WITH A REZONING CASE DOES NOT RELIEVE ME FROM ADHERENCE TO ANY/ALL CITY-ADOPTED CODES AT THE TIME OF PLAN SUBMITTAL FOR BUILDING PERMITS.

PROPERTY LEGAL DESCRIPTION: 3.101 ACRES OUT OF NCB 1755

Including: NCB 1755, Block 2, Lots 3, 4, 5, 6, 7, 15, 21, 22 and W 110' of Lots 13 & 14; and NCB 1755, Block C-2, Lot D.

1019 E EUCLID  
ZONING EXHIBIT  
SAN ANTONIO, TEXAS



**PAPE-DAWSON**  
**ENGINEERS**

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TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028800