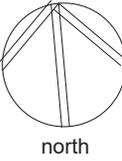


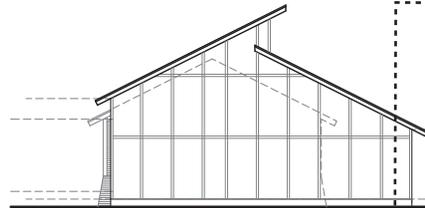
Z-2023-10700321 CD

834 Leal St.

San Antonio, TX 78207



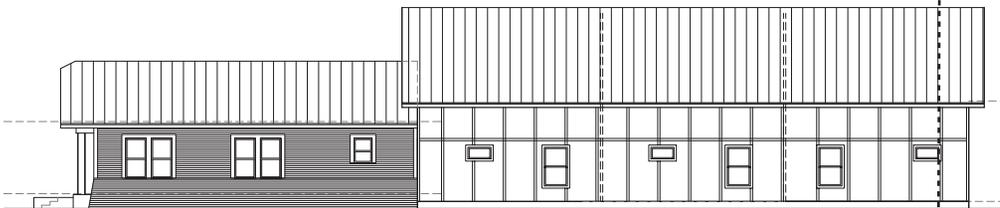
front



south



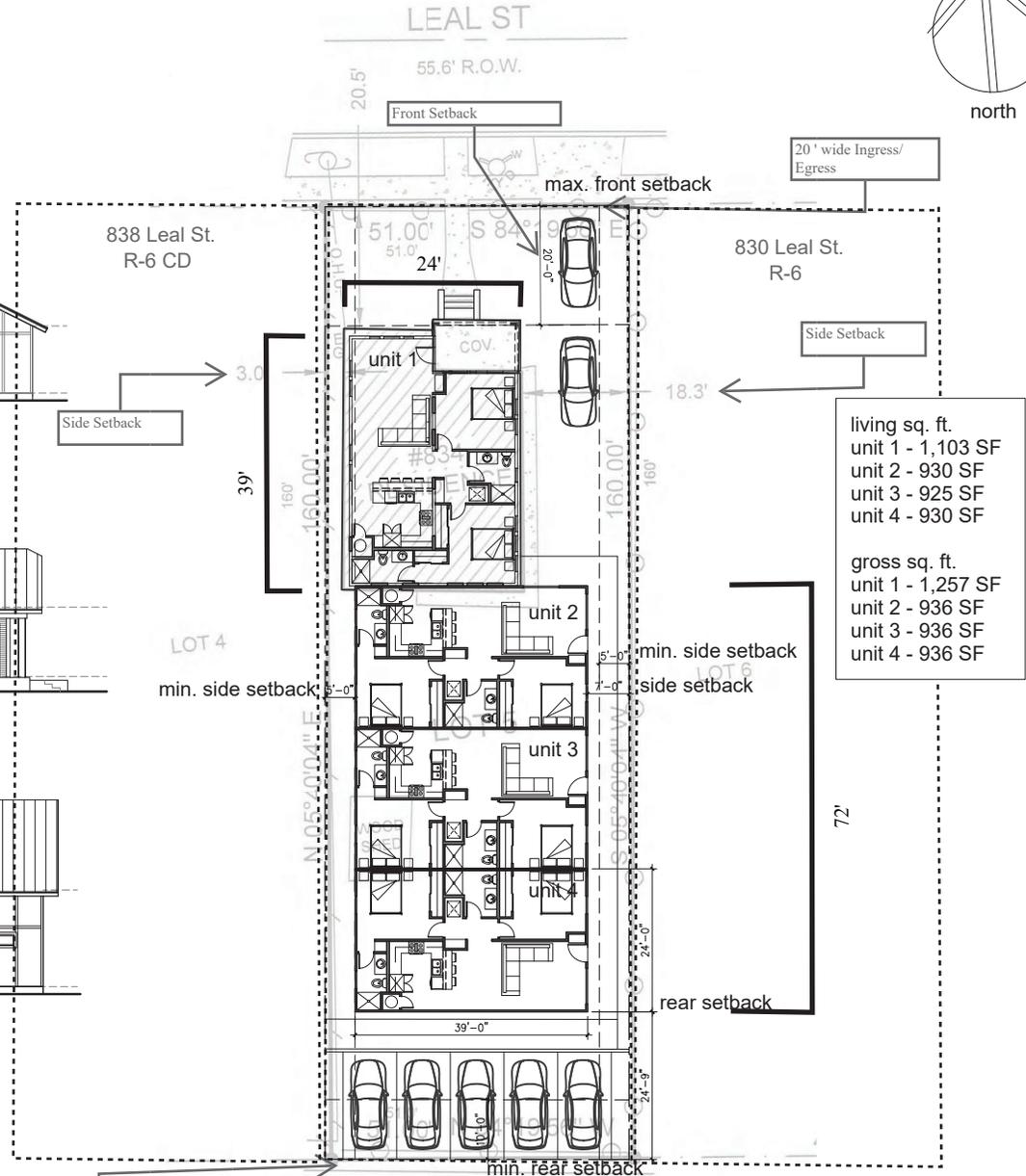
east



west

preliminary exterior elevations

1" = 1'-0"



living sq. ft.	unit 1 - 1,103 SF
	unit 2 - 930 SF
	unit 3 - 925 SF
	unit 4 - 930 SF
gross sq. ft.	unit 1 - 1,257 SF
	unit 2 - 936 SF
	unit 3 - 936 SF
	unit 4 - 936 SF

preliminary site/floor plan

Details: Z-2023-10700321
 Area: +/- 0.1873 acres
 From: R-6
 To: R-6 CD with a conditional use for four dwelling units
 Parking: 7 spaces, space dimension 9' x 18'
 Building Dimensions: 39' x 24' (unit 1) and 39' x 72' (units 2-4)
 Total Gross Sq. Ft.: +/- 4,065 sq. ft.
 Building Height: Not to exceed 35' or 2 1/2 stories
 Landscaping: None
 Impervious Cover: 100%
 Fencing: 140' of 6' wooden privacy fence on western property line, 20' of 6' wooden privacy fence on western property line, 160' of 42" chain link on eastern property line, 51' of 42" chain link fence on northern property line, no fencing on southern property line

We, Van and Vivian Phan, 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 UDC. 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.